



# CITY OF HALF MOON BAY

City Hall • 501 Main Street • Half Moon Bay • CA • 94019

September 30, 2017

Mr. Bruce H. Wolfe  
Executive Officer  
San Francisco Bay Regional Water Quality Control Board  
1515 Clay Street, Suite 1400  
Oakland, CA 94612

Subject: **City of Half Moon Bay**  
FY 2016/17 Annual Report

Dear Mr. Wolfe:

This letter and Annual Report with attachments is submitted by the **City of Half Moon Bay** pursuant to Permit Provision C.17.a of the Municipal Regional Stormwater NPDES Permit (MRP), Order R2-2015-0049, NPDES Permit No CAS612008 issued by the San Francisco Bay Regional Water Quality Control Board. The Annual Report provides documentation of compliance activities conducted during FY 2016/17 and related accomplishments.

Please contact **Denice Hutten** at **650-750-2005** regarding any questions or concerns.

Very truly yours,

Denice Hutten  
Acting City Engineer

**CITY OF HALF MOON BAY  
FY 2016/17 ANNUAL REPORT**

**Certification Statement**

"I certify, under penalty of law, that this document and all attachments were prepared under my direction or supervision in accordance with a system designed to ensure that qualified personnel properly gather and evaluate the information submitted. Based on my inquiry of the person or persons who manage the system, or those persons directly responsible for gathering the information, the information submitted, is, to the best of my knowledge and belief, true, accurate, and complete. I am aware that there are significant penalties for submitting false information, including the possibility of fine and imprisonment for knowing violations."

**Signature of Duly Authorized Representative:**





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Denice Hutten, Acting City Engineer

Date

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Section 1 – Permittee Information

Background Information			
<b>Permittee Name:</b>	City of Half Moon Bay		
<b>Population:</b>	11,324 (at 2010 Census)		
<b>NPDES Permit No.:</b>	CAS612008		
<b>Order Number:</b>	R2-2015-0049		
<b>Reporting Time Period (month/year):</b>	July 2016 through June 2017		
<b>Name of the Responsible Authority:</b>	Denice Hutten	<b>Title:</b>	Acting City Engineer
<b>Mailing Address:</b>	501 Main Street		
<b>City:</b>	Half Moon Bay	<b>Zip Code:</b>	94019
		<b>County:</b>	San Mateo
<b>Telephone Number:</b>	650-750-2005	<b>Fax Number:</b>	650-726-8261
<b>E-mail Address:</b>	<a href="mailto:dhutten@hmbcity.com">dhutten@hmbcity.com</a>		
<b>Name of the Designated Stormwater Management Program Contact (if different from above):</b>	Mark Lander	<b>Title:</b>	Stormwater Coordinator
<b>Department:</b>	Public Works / Engineering		
<b>Mailing Address:</b>	501 Main Street		
<b>City:</b>	Half Moon Bay	<b>Zip Code:</b>	94019
		<b>County:</b>	San Mateo
<b>Telephone Number:</b>	650-522-2562	<b>Fax Number:</b>	650-726-8261
<b>E-mail Address:</b>	<a href="mailto:mark@csgengr.com">mark@csgengr.com</a>		

Section 2 - Provision C.2 Reporting Municipal Operations

**Program Highlights and Evaluation**

Highlight/summarize activities for reporting year:

Summary:

1. City maintenance staff participates in the SMCWPPP Municipal Maintenance Subcommittee.
2. The City regularly maintains and inspects the City Corporation Yard.
3. City staff screens for illicit discharges when conducting storm drain inlet cleaning.
4. The City regularly inspects storm drain inlet markers (“No Dumping – Drains to Ocean”) when performing storm drain inlet cleaning and replaces damaged or missing markers as needed.
5. The City conducts regular street sweeping and provides ongoing litter and debris pickup at City parks and facilities.
6. The City contracts with Presidio Systems, Inc. to clean all storm drain catch basins within the City, including those with trash capture devices.
7. The City uses the “Small Full Trash Capture Device Operation and Maintenance Standard Operating Procedures” developed by SMCWPPP (available on the [www.flowstobay.org](http://www.flowstobay.org) website), including the Small Trash Capture Device Inspection Tracking Form.

**C.2.a. ► Street and Road Repair and Maintenance**

Place a **Y** in the boxes next to activities where applicable BMPs were implemented. If not applicable, type **NA** in the box and provide an explanation in the comments section below. Place an **N** in the boxes next to activities where applicable BMPs were not implemented for one or more of these activities during the reporting fiscal year, then in the comments section below provide an explanation of when BMPs were not implemented and the corrective actions taken.

<b>Y</b>	Control of debris and waste materials during road and parking lot installation, repaving or repair maintenance activities from polluting stormwater
<b>Y</b>	Control of concrete slurry and wastewater, asphalt, pavement cutting, and other street and road maintenance materials and wastewater from discharging to storm drains from work sites.
<b>Y</b>	Sweeping and/or vacuuming and other dry methods to remove debris, concrete, or sediment residues from work sites upon completion of work.

Comments: **NA**

**C.2.b. ► Sidewalk/Plaza Maintenance and Pavement Washing**

Place a **Y** in the boxes next to activities where applicable BMPs were implemented. If not applicable, type **NA** in the box and provide an explanation in the comments section below. Place an **N** in the boxes next to activities where applicable BMPs were not implemented for one or more of these activities during the reporting fiscal year, then in the comments section below provide an explanation of when BMPs were not implemented and the corrective actions taken.

<b>Y</b>	Control of wash water from pavement washing, mobile cleaning, pressure wash operations at parking lots, garages, trash areas, gas station fueling areas, and sidewalk and plaza cleaning activities from polluting stormwater
<b>Y</b>	Implementation of the BASMAA Mobile Surface Cleaner Program BMPs

Comments: **NA**

**C.2.c. ► Bridge and Structure Maintenance and Graffiti Removal**

Place a **Y** in the boxes next to activities where applicable BMPs were implemented. If not applicable, type **NA** in the box and provide an explanation in the comments section below. Place an **N** in the boxes next to activities where applicable BMPs were not implemented for one or more of these activities during the reporting fiscal year, then in the comments section below provide an explanation of when BMPs were not implemented and the corrective actions taken.

<b>Y</b>	Control of discharges from bridge and structural maintenance activities directly over water or into storm drains
<b>Y</b>	Control of discharges from graffiti removal activities
<b>Y</b>	Proper disposal for wastes generated from bridge and structure maintenance and graffiti removal activities
<b>Y</b>	Implementation of the BASMAA Mobile Surface Cleaner Program BMPs for graffiti removal
<b>Y</b>	Employee training on proper capture and disposal methods for wastes generated from bridge and structural maintenance and graffiti removal activities.
<b>NA</b>	Contract specifications requiring proper capture and disposal methods for wastes generated from bridge and structural maintenance and graffiti removal activities.

Comments:

**Graffiti abatement is done by municipal staff as stated above and not contracted out. Graffiti abatement is performed by citizens during the "Wavecrest Workday" events sponsored by the Coastside Land Trust, but not by a method that threatens water quality (mud is mixed with water and applied to trees affected by graffiti; when the mud dries, it takes the paint with it and falls off the tree; the mud is later collected at the next cleanup event and disposed of).**

C.2.e. ► Rural Public Works Construction and Maintenance	
Does your municipality own/maintain rural <sup>1</sup> roads:	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No
If your answer is <b>No</b> then skip to <b>C.2.f.</b>	
Place a <b>Y</b> in the boxes next to activities where applicable BMPs were implemented. If not applicable, type <b>NA</b> in the box and provide an explanation in the comments section below. Place an <b>N</b> in the boxes next to activities where applicable BMPs were not implemented for one or more of these activities during the reporting fiscal year, then in the comments section below provide an explanation of when BMPs were not implemented and the corrective actions taken.	
<input checked="" type="checkbox"/> <b>Y</b>	Control of road-related erosion and sediment transport from road design, construction, maintenance, and repairs in rural areas
<input checked="" type="checkbox"/> <b>Y</b>	Identification and prioritization of rural road maintenance based on soil erosion potential, slope steepness, and stream habitat resources
<input type="checkbox"/> <b>NA</b>	No impact to creek functions including migratory fish passage during construction of roads and culverts
<input checked="" type="checkbox"/> <b>Y</b>	Inspection of rural roads for structural integrity and prevention of impact on water quality
<input type="checkbox"/> <b>NA</b>	Maintenance of rural roads adjacent to streams and riparian habitat to reduce erosion, replace damaging shotgun culverts and excessive erosion
<input checked="" type="checkbox"/> <b>Y</b>	Re-grading of unpaved rural roads to slope outward where consistent with road engineering safety standards, and installation of water bars as appropriate
<input type="checkbox"/> <b>NA</b>	Inclusion of measures to reduce erosion, provide fish passage, and maintain natural stream geomorphology when replacing culverts or design of new culverts or bridge crossings
Comments including listing increased maintenance in priority areas: <b>No creeks/waterways are located in the immediate vicinity of the rural road. There was no construction activity near live creeks or streams and no impact to migration or stream and riparian habitat. The City conducts ditch maintenance, including clearing of weeds and debris, annually in October. 9 drainage swales were cleared in FY 16/17, and a biologist was present onsite to check for endangered or protected wildlife species.</b>	

<sup>1</sup>Rural means any watershed or portion thereof that is developed with large lot home-sites, such as one acre or larger, or with primarily agricultural, grazing or open space uses.

<b>C.2.f. ► Corporation Yard BMP Implementation</b>				
Place an <b>X</b> in the boxes below that apply to your corporations yard(s):				
<input type="checkbox"/>	We do not have a corporation yard			
<input type="checkbox"/>	Our corporation yard is a filed NOI facility and regulated by the California State Industrial Stormwater NPDES General Permit			
<input checked="" type="checkbox"/>	We have a <b>Stormwater Pollution Prevention Plan (SWPPP)</b> for the Corporation Yard(s)			
Place an <b>X</b> in the boxes below next to implemented SWPPP BMPs to indicate that these BMPs were implemented in applicable instances. If not applicable, type <b>NA</b> in the box. If one or more of the BMPs were not adequately implemented during the reporting fiscal year then indicate so and explain in the comments section below:				
<input type="checkbox"/>	<b>NA</b>	Control of pollutant discharges to storm drains such as wash waters from cleaning vehicles and equipment		
<input checked="" type="checkbox"/>	<b>X</b>	Routine inspection prior to the rainy seasons of corporation yard(s) to ensure non-stormwater discharges have not entered the storm drain system		
<input type="checkbox"/>	<b>NA</b>	Containment of all vehicle and equipment wash areas through plumbing to sanitary or another collection method		
<input checked="" type="checkbox"/>	<b>X</b>	Use of dry cleanup methods when cleaning debris and spills from corporation yard(s) or collection of all wash water and disposing of wash water to sanitary or other location where it does not impact surface or groundwater when wet cleanup methods are used		
<input checked="" type="checkbox"/>	<b>X</b>	Cover and/or berm outdoor storage areas containing waste pollutants		
Comments:				
<b>1) Washing, maintenance, and fueling of vehicles and equipment does not occur onsite.</b> <b>2) No hazardous materials or wastes are stored in outdoor areas.</b> <b>3) The Corporation Yard does not have a closed storm drain system (surface drainage only).</b>				
If you have a corporation yard(s) that is not an NOI facility, complete the following table for inspection results for your corporation yard(s) or attach a summary including the following information:				
Corporation Yard Name	Corp Yard Activities w/ site-specific SWPPP BMPs	Inspection Date <sup>2</sup>	Inspection Findings/Results	Date and Description of Follow-up and/or Corrective Actions
HMB City Corp Yard 880 Stone Pine Road Half Moon Bay, CA	Municipal vehicle, heavy equipment, and employee parking Waste and recycling storage	9/6/16 (Inspected regularly, on the first	a) Good Housekeeping BMPs were being implemented. b) No vehicle and equipment washing is performed onsite.	No follow-up actions required.

<sup>2</sup> Minimum inspection frequency is once a year during September.

	Outdoor materials storage	business day of each month	<ul style="list-style-type: none"> <li>c) No vehicle equipment maintenance on site.</li> <li>d) No fuel is dispensed at the site.</li> <li>e) Municipal vehicle, heavy equipment, and employee parking BMPs were being implemented.</li> <li>f) Waste, recycling, and hazardous waste storage BMPs were being implemented.</li> <li>g) There was no outdoor storage of materials onsite.</li> </ul>	
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Section 3 - Provision C.3 Reporting New Development and Redevelopment

**C.3.b.iv.(1) ► Regulated Projects Approved Prior to C.3 Requirements**

(For FY 2016-17 Annual Report only) Does your agency have any Regulated Projects that were approved with no Provision C.3 stormwater treatment requirements under a previous MS4 permit and that did not begin construction by January 1, 2016 (i.e., that are subject to Provision C.3.b.i.(2))?

	Yes		No
X			

If yes, complete attached Table C.3.b.iv.(1).

**This table is attached. The City has one project approved with no Provision C.3 stormwater treatment requirements under a previous MS4 permit (in 2009, with the approval expiring in 2028), but will require this project to comply with the current Provision C.3 stormwater treatment requirements as a condition of receipt of permits (grading, building, etc.).**

**C.3.b.iv.(2) ► Regulated Projects Reporting**

Fill in attached table **C.3.b.iv.(2)** or attach your own table including the same information.

**C.3.e.iv. ► Alternative or In-Lieu Compliance with Provision C.3.c.**

Is your agency choosing to require 100% LID treatment onsite for all Regulated Projects and not allow alternative compliance under Provision C.3.e.?

	Yes		No
		X	

Comments (optional):

**The City would review Regulated Projects' planned use of alternative compliance on a case-by-case basis. To date, no approved Regulated Projects have elected to use alternative compliance.**

**C.3.e.v. ► Special Projects Reporting**

1. In FY 2016-17, has your agency received, but not yet granted final discretionary approval of, a development permit application for a project that has been identified as a potential Special Project based on criteria listed in MRP Provision C.3.e.ii.(2) for any of the three categories of Special Projects (Categories A, B or C)?		Yes	X	No
2. In FY 2016-17, has your agency granted final discretionary approval to a Special Project? If yes, include the project in both the <b>C.3.b.iv.(2)</b> Table, and the <b>C.3.e.v.</b> Table.		Yes	X	No
<b>No Special Projects to report.</b>				

**C.3.h.v.(2) ► Reporting Newly Installed Stormwater Treatment Systems and HM Controls (Optional)**

On an annual basis, before the wet season, provide a list of newly installed (installed within the reporting year) stormwater treatment systems and HM controls to the local mosquito and vector control agency and the Water Board. The list shall include the facility locations and a description of the stormwater treatment measures and HM controls installed.
<b>See attached Table C.3.h.v.(2) for list of newly installed Stormwater Treatment Systems/HM Controls.</b>

**C.3.h.v.(3)(a)–(c) and (f) ► Installed Stormwater Treatment Systems Operation and Maintenance Verification Inspection Program Reporting**

Site Inspections Data	Number/Percentage
Total number of Regulated Projects (including offsite projects, and Regional Projects) in your agency's database or tabular format at the end of the previous fiscal year (FY15-16)	<b>3</b>
Total number of Regulated Projects (including offsite projects, and Regional Projects) in your agency's database or tabular format at the end of the reporting period (FY 16-17)	<b>6</b>
Total number of Regulated Projects (including offsite projects, and Regional Projects) for which O&M verification inspections were conducted during the reporting period (FY 16-17)	<b>6</b>
Percentage of the total number of Regulated Projects (including offsite projects, and Regional Projects) inspected during the reporting period (FY 16-17)	<b>100%<sup>3</sup></b>

<sup>3</sup> Based on the number of Regulated Projects in the database or tabular format at the end of the previous fiscal year (FY 15-16), per MRP Provision C.3.h.ii.(6)(b).

**C.3.h.v.(3)(d)-(e) ► Installed Stormwater Treatment Systems Operation and Maintenance Verification Inspection Program Reporting**

Provide a discussion of the inspection findings for the year and any common problems encountered with various types of treatment systems and/or HM controls. This discussion should include a general comparison to the inspection findings from the previous year.

Summary:

The three regulated sites which had been in the O&M database in previous years (Coastside Senior Housing, Lesley Gardens, and Half Moon Bay Village Phase 1 and 2) were found to have stormwater control measures in good working order, similar to in previous years' inspections. The three regulated sites which were newly constructed and inspected this year had minor deficiencies, including vegetation overgrowth which obstructed flow at the overflow inlets, minor amounts of trash or debris, and in the case of one site, standing water in the inlets. All identified issues were corrected by the property owners in a timely manner. For vault-based systems, City staff inspects the site, and collects a third-party inspection report detailing the inspection date, condition of the vault unit, and whether cleaning was performed.

The City inspected additional sites this year, as there were several newly constructed, or almost fully constructed, Regulated Projects, and during these additional inspections, developed a greater understanding of O&M inspections at sites owned by other districts (the school district and fire department). The City of Half Moon Bay enforces C.3 requirements on sites that traditionally are not C.3 regulated, including school district and fire department redevelopment, through the City's Coastal Development Permit. The City is not notified when the school district or the fire district completes construction of their sites or stormwater control measures. Therefore, the timing of the installation inspection did not sync well with the completion of the stormwater control measures. For example, the Hatch/Pilarcitos school improvements are still under construction, but all but one of the bioretention facilities were constructed in February 2017, and first inspected in May 2017. Similarly, the Fire Department Training Lot is still under construction (the new building is being framed), but the bioretention areas were completed in August 2016 and first inspected in May 2017. Because the bioretention areas are functional at both of these project sites, the City decided to add these facilities to the O&M tracking database, though construction of the projects as a whole is not yet complete.

Provide a discussion of the effectiveness of the O&M Program and any proposed changes to improve the O&M Program (e.g., changes in prioritization plan or frequency of O&M inspections, other changes to improve effectiveness program).

Summary:

The O&M program is highly effective in ensuring that stormwater control measures on regulated projects are properly maintained. This year, the City visited every regulated site on the City's O&M database, including not just those sites which were known to be constructed, but the sites still under construction which had a potential to be almost complete. Regular inspections reinforce contact with the onsite responsible party, and lead to better maintenance and therefore performance of the measures.

The City improved its document management system for O&M inspections this fiscal year by creating a comprehensive file folder for each site in the O&M database which includes the project plans, stormwater control plan, C.3 checklist, past inspection reports, and O&M Agreement. The City is currently rehauling its processes for recordation of O&M agreements, to ensure that each regulated site has an O&M Agreement recorded against the property.

**C.3.h.v.(4) ► Enforcement Response Plan**

(For FY 2016-17 Annual Report only) Has your agency completed an Enforcement Response Plan for all O&M inspections of stormwater treatment measures by July 1, 2017?	<input checked="" type="checkbox"/>	Yes	<input type="checkbox"/>	No
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If No, provide schedule for completion: **NA**

**C.3.i. ► Required Site Design Measures for Small Projects and Detached Single Family Home Projects**

On an annual basis, discuss the implementation of the requirements of Provision C.3.i, including ordinance revisions, permit conditions, development of standard specifications and/or guidance materials, and staff training.

Summary:  
**BASMAA prepared standard specifications in four fact sheets regarding the site design measures listed in Provision C.3.i, as a resource for Permittees. We have modified local ordinances/policies/procedures and forms/checklists to require all applicable projects approved after December 1, 2012 to implement at least one of the site design measures listed in Provision C.3.i.**

**C.3.j.i.(5)(a) ► Green Infrastructure Framework or Work Plan**

(For FY 2016-17 Annual Report only) Was your agency's Green Infrastructure Framework or Work Plan approved by the agency's governing body, mayor, city manager, or county manager by June 30, 2017?	<input checked="" type="checkbox"/>	Yes, approval documentation attached	<input type="checkbox"/>	No
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If Yes, describe approval process and documentation: **The Green Infrastructure Workplan was approved by City Council as a consent item on June 20, 2017. The approval documentation is attached in Appendix A at the end of this Annual Report.**

If No, provide schedule for completion:  
**NA**

**C.3.j.i.(5)(d) ► Green Infrastructure Outreach**

On an annual basis, provide a summary of your agency's outreach and education efforts pertaining to Green Infrastructure planning and implementation.

Summary:  
**The Green Infrastructure (GI) Workplan was approved by City Council as a consent item on June 20, 2017. The agenda packet included a detailed staff report, explaining the background of the GI Workplan and the new GI Planning requirements in the MRP, as well as the GI Workplan itself. When developing the GI Workplan, the City opted to utilize a blended template developed from the SMCWPPP and SCVURPPP templates, because the SMCWPPP template included detailed tables outlining the tasks to develop the GI Plan, while incorporating the detailed contextual information**

provided in the SCVURPPP template. To these templates, the City added other items that were useful to a laypersons' understanding of the GI Workplan, including definitions, the regulatory context, and cross references to the MRP Provision numbers.

Please refer to the SMCWPPP FY 16-17 Annual Report for a summary of other outreach efforts implemented.

**C.3.j.ii.(2) ► Early Implementation of Green Infrastructure Projects**

On an annual basis, submit a list of green infrastructure projects, public and private, that are already planned for implementation during the permit term and infrastructure projects planned for implementation during the permit term that have potential for green infrastructure measures. Include the following information:

- A summary of planning or implementation status for each public and private green infrastructure project that is not also a Regulated Project as defined in Provision C.3.b.ii. (see C.3.j.ii.(2) Table B - Planned Green Infrastructure Projects).
- A summary of how each public infrastructure project with green infrastructure potential will include green infrastructure measures to the maximum extent practicable during the permit term. For any public infrastructure project where implementation of green infrastructure measures is not practicable, submit a brief description of the project and the reasons green infrastructure measures were impracticable to implement (see C.3.j.ii.(2) Table A - Public Projects Reviewed for Green Infrastructure).

Background Information:

Describe how this provision is being implemented by your agency, including the process used by your agency to identify projects with potential for green infrastructure, if applicable.

**The City utilizes the BASMAA guidance to identify and review potential green infrastructure projects.**

Summary of Planning or Implementation Status of Identified Projects:

**See attached Tables C.3.j.ii.(2)-A and C.3.j.ii.(2)-B for the required information.**

**C.3.j.iii.(2) ► Participate in Processes to Promote Green Infrastructure**

On an annual basis, report on the goals and outcomes during the reporting year of work undertaken to participate in processes to promote green infrastructure.

**Please refer to the SMCWPPP FY 16-17 Annual Report for a summary of efforts conducted to help regional, State, and federal agencies plan, design and fund incorporation of green infrastructure measures into local infrastructure projects, including transportation projects.**

**C.3.j.iv.(2) ► Tracking and Reporting Progress**

On an annual basis, report progress on development and implementation of methods to track and report implementation of green infrastructure measures and provide reasonable assurance that wasteload allocations for TMDLs are being met.

**Please refer to the SMCWPPP FY 16-17 Annual Report for a summary of methods being developed to track and report implementation of green infrastructure measures.**

<b>C.3.b.iv.(1) ► List of Regulated Projects Approved Prior to C.3 Requirements</b>			
<b>Project Name Project No.</b>	<b>Project Location<sup>4</sup>, Street Address</b>	<b>Type of Stormwater Treatment Required<sup>5</sup></b>	<b>Type of Exemption Granted<sup>6</sup></b>
Yep Subdivision Original Project No. PDP 018-08 Final Map Extension No. PDP 17-026	940 Main Street	Bioretention areas (sized per current C.3 stormwater treatment requirements)	NA – The City is <u>not</u> granting an exemption to C.3 requirements, and will require the project to comply with the current MRP stormwater treatment requirements and San Mateo Countywide Water Pollution Prevention Program C.3 Technical Guidance Manual.

<sup>4</sup> Include cross streets

<sup>5</sup> Indicate the stormwater treatment system required, if applicable

<sup>6</sup> Indicate the type for exemption, if applicable. For example, the project was previously approved with a vesting tentative map, or the Permittee has no legal authority to require changes to previously granted approvals (such as previously granted building permits).

**C.3.b.iv.(2) ► Regulated Projects Reporting Table (part 1) –  
 Projects Approved During the Fiscal Year Reporting Period**

Project Name Project No.	Project Location <sup>7</sup> , Street Address	Name of Developer	Project Phase No. <sup>8</sup>	Project Type & Description <sup>9</sup>	Project Watershed <sup>10</sup>	Total Site Area (Acres)	Total Area of Land Disturbed (Acres)	Total New Impervious Surface Area (ft <sup>2</sup> ) <sup>11</sup>	Total Replaced Impervious Surface Area (ft <sup>2</sup> ) <sup>12</sup>	Total Pre- Project Impervious Surface Area <sup>13</sup> (ft <sup>2</sup> )	Total Post- Project Impervious Surface Area <sup>14</sup> (ft <sup>2</sup> )
<b>Private Projects</b>											
NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA
<b>Public Projects</b>											
NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA
Comments: NA											

<sup>7</sup>Include cross streets

<sup>8</sup>If a project is being constructed in phases, indicate the phase number and use a separate row entry for each phase. If not, enter "NA".

<sup>9</sup>Project Type is the type of development (i.e., new and/or redevelopment). Example descriptions of development are: 5-story office building, residential with 160 single-family homes with five 4-story buildings to contain 200 condominiums, 100 unit 2-story shopping mall, mixed use retail and residential development (apartments), industrial warehouse.

<sup>10</sup>State the watershed(s) in which the Regulated Project is located. Downstream watershed(s) may be included, but this is optional.

<sup>11</sup>All impervious surfaces added to any area of the site that was previously existing pervious surface.

<sup>12</sup>All impervious surfaces added to any area of the site that was previously existing impervious surface.

<sup>13</sup>For redevelopment projects, state the pre-project impervious surface area.

<sup>14</sup>For redevelopment projects, state the post-project impervious surface area.

**C.3.b.iv.(2) ► Regulated Projects Reporting Table (part 2) –  
 Projects Approved During the Fiscal Year Reporting Period  
 (private projects)**

Project Name Project No.	Application Deemed Complete Date <sup>15</sup>	Application Final Approval Date <sup>16</sup>	Source Control Measures <sup>17</sup>	Site Design Measures <sup>18</sup>	Treatment Systems Approved <sup>19</sup>	Type of Operation & Maintenance Responsibility Mechanism <sup>20</sup>	Hydraulic Sizing Criteria <sup>21</sup>	Alternative Compliance Measures <sup>22/23</sup>	Alternative Certification <sup>24</sup>	HM Controls <sup>25/26</sup>
<b>Private Projects</b>										
NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA

<sup>15</sup>For private projects, state project application deemed complete date. If the project did not go through discretionary review, report the building permit issuance date.

<sup>16</sup>For private projects, state project application final discretionary approval date. If the project did not go through discretionary review, report the building permit issuance date.

<sup>17</sup>List source control measures approved for the project. Examples include: properly designed trash storage areas; storm drain stenciling or signage; efficient landscape irrigation systems; etc.

<sup>18</sup>List site design measures approved for the project. Examples include: minimize impervious surfaces; conserve natural areas, including existing trees or other vegetation, and soils; construct sidewalks, walkways, and/or patios with permeable surfaces, etc.

<sup>19</sup>List all approved stormwater treatment system(s) to be installed onsite or at a joint stormwater treatment facility (e.g., flow through planter, bioretention facility, infiltration basin, etc.).

<sup>20</sup>List the legal mechanism(s) (e.g., O&M agreement with private landowner; O&M agreement with homeowners' association; O&M by public entity, etc...) that have been or will be used to assign responsibility for the maintenance of the post-construction stormwater treatment systems.

<sup>21</sup>See Provision C.3.d.i. "Numeric Sizing Criteria for Stormwater Treatment Systems" for list of hydraulic sizing design criteria. Enter the corresponding provision number of the appropriate criterion (i.e., 1.a., 1.b., 2.a., 2.b., 2.c., or 3).

<sup>22</sup>For Alternative Compliance at an offsite location in accordance with Provision C.3.e.i.(1), on a separate page, give a discussion of the alternative compliance site including the information specified in Provision C.3.b.v.(1)(m)(i) for the offsite project.

<sup>23</sup>For Alternative Compliance by paying in-lieu fees in accordance with Provision C.3.e.i.(2), on a separate page, provide the information specified in Provision C.3.b.v.(1)(m)(ii) for the Regional Project.

<sup>24</sup>Note whether a third party was used to certify the project design complies with Provision C.3.d.

<sup>25</sup>If HM control is not required, state why not.

<sup>26</sup>If HM control is required, state control method used (e.g., method to design and size device(s) or method(s) used to meet the HM Standard, and description of device(s) or method(s) used, such as detention basin(s), bioretention unit(s), regional detention basin, or in-stream control).

**C.3.b.iv.(2) ► Regulated Projects Reporting Table (part 2) –  
 Projects Approved During the Fiscal Year Reporting Period  
 (public projects)**

Project Name Project No.	Approval Date <sup>27</sup>	Date Construction Scheduled to Begin	Source Control Measures <sup>28</sup>	Site Design Measures <sup>29</sup>	Treatment Systems Approved <sup>30</sup>	Operation & Maintenance Responsibility Mechanism <sup>31</sup>	Hydraulic Sizing Criteria <sup>32</sup>	Alternative Compliance Measures <sup>33/34</sup>	Alternative Certification <sup>35</sup>	HM Controls <sup>36/37</sup>
<b>Public Projects</b>										
NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA
Comments: NA										

<sup>27</sup>For public projects, enter the plans and specifications approval date.

<sup>28</sup>List source control measures approved for the project. Examples include: properly designed trash storage areas; storm drain stenciling or signage; efficient landscape irrigation systems; etc.

<sup>29</sup>List site design measures approved for the project. Examples include: minimize impervious surfaces; conserve natural areas, including existing trees or other vegetation, and soils; construct sidewalks, walkways, and/or patios with permeable surfaces, etc.

<sup>30</sup>List all approved stormwater treatment system(s) to be installed onsite or at a joint stormwater treatment facility (e.g., flow through planter, bioretention facility, infiltration basin, etc.).

<sup>31</sup>List the legal mechanism(s) (e.g., maintenance plan for O&M by public entity, etc...) that have been or will be used to assign responsibility for the maintenance of the post-construction stormwater treatment systems.

<sup>32</sup>See Provision C.3.d.i. "Numeric Sizing Criteria for Stormwater Treatment Systems" for list of hydraulic sizing design criteria. Enter the corresponding provision number of the appropriate criterion (i.e., 1.a., 1.b., 2.a., 2.b., 2.c., or 3).

<sup>33</sup>For Alternative Compliance at an offsite location in accordance with Provision C.3.e.i.(1), on a separate page, give a discussion of the alternative compliance site including the information specified in Provision C.3.b.v.(1)(m)(i) for the offsite project.

<sup>34</sup>For Alternative Compliance by paying in-lieu fees in accordance with Provision C.3.e.i.(2), on a separate page, provide the information specified in Provision C.3.b.v.(1)(m)(ii) for the Regional Project.

<sup>35</sup>Note whether a third party was used to certify the project design complies with Provision C.3.d.

<sup>36</sup>If HM control is not required, state why not.

<sup>37</sup>If HM control is required, state control method used (e.g., method to design and size device(s) or method(s) used to meet the HM Standard, and description of device(s) or method(s) used, such as detention basin(s), bioretention unit(s), regional detention basin, or in-stream control).

**C.3.h.v.(2) ► Table of Newly Installed<sup>38</sup> Stormwater Treatment Systems and Hydromodification Management (HM) Controls (Optional)**

Fill in table below or attach your own table including the same information.

Name of Facility	Address of Facility	Party Responsible <sup>39</sup> For Maintenance	Type of Treatment/HM Control(s)
Cunha Middle School Gym	600 Church Street	Cabrillo Unified School District	Bioretention Facility
Pilarcitos High School (Hatch School Addition and Modernization)*	498 Kelly Avenue	Cabrillo Unified School District	Bioretention Facility
Fire Department Training Lot*	1191 Main Street, Higgins Canyon Road	Coastside Fire Protection District	Bioretention Facility

\*Note: Portions of these projects are still under construction, but the bioretention areas on the Fire Department Training Lot are active, and all but one of the bioretention areas at the Pilarcitos High School site are active.

<sup>38</sup> "Newly Installed" includes those facilities for which the final installation inspection was performed during this reporting year.

<sup>39</sup>State the responsible operator for installed stormwater treatment systems and HM controls.

C.3.e.v. ► Special Projects Reporting Table												
Reporting Period – July 1 2016 - June 30, 2017												
Project Name & No.	Permittee	Address	Application Submittal Date <sup>40</sup>	Status <sup>41</sup>	Description <sup>42</sup>	Site Total Acreage	Gross Density DU/Acre	Density FAR	Special Project Category <sup>43</sup>	LID Treatment Reduction Credit Available <sup>44</sup>	List of LID Stormwater Treatment Systems <sup>45</sup>	List of Non-LID Stormwater Treatment Systems <sup>46</sup>
NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA

<sup>40</sup>Date that a planning application for the Special Project was submitted.

<sup>41</sup> Indicate whether final discretionary approval is still pending or has been granted, and provide the date or version of the project plans upon which reporting is based.

<sup>42</sup>Type of project (commercial, mixed-use, residential), number of floors, number of units, type of parking, and other relevant information.

<sup>43</sup> For each applicable Special Project Category, list the specific criteria applied to determine applicability. For each non-applicable Special Project Category, indicate n/a.

<sup>44</sup>For each applicable Special Project Category, state the maximum total LID Treatment Reduction Credit available. For Category C Special Projects also list the individual Location, Density, and Minimized Surface Parking Credits available.

<sup>45</sup>: List all LID stormwater treatment systems proposed. For each type, indicate the percentage of the total amount of runoff identified in Provision C.3.d. for the Special Project's drainage area.

<sup>46</sup>List all non-LID stormwater treatment systems proposed. For each type of non-LID treatment system, indicate: (1) the percentage of the total amount of runoff identified in Provision C.3.d. for the Special Project's drainage area, and (2) whether the treatment system either meets minimum design criteria published by a government agency or received certification issued by a government agency, and reference the applicable criteria or certification.

**Special Projects Narrative**

NA

**C.3.j.ii.(2) ► Table A - Public Projects Reviewed for Green Infrastructure**

Project Name and Location <sup>47</sup>	Project Description	Status <sup>48</sup>	GI Included? <sup>49</sup>	Description of GI Measures Considered and/or Proposed or Why GI is Impracticable to Implement <sup>50</sup>
Poplar Street Complete Street Project	Design and improvement of Poplar Avenue includes improved pedestrian/bicycle access and drainage	Project scoping	TBD	Various LID measures will be considered, including bioretention areas.
Kelly/SR 1 intersection improvement	Pedestrian, circulation and drainage improvements at Highway 1 and Kelly Avenue.	Design	Yes	The project will likely include a bioretention area.
Kehoe Ditch Implementation--Pilarcitos to Frontage Road	Design and consultation with agencies to address hydraulic and hydraulic issues within the lower watershed	Not started	TBD	Various LID measures will be considered, including bioretention areas.
Seymour Ditch Erosion Repair	Assessment of the Seymour Drainage, consultation with resource agencies and adjacent property owners, analysis of alternatives, design of preferred alternatives, permitting for the preferred alternative and construction	Beginning planning and design phase	TBD	The project will include wetlands restoration and some new storm drain piping. Opportunities for GI measures will be considered during project design.
Smith Field Tot Lot	Design, preparation of bid documents and construction of a new Tot Lot	Project on hold	TBD	Various LID measures will be considered, including bioretention areas.
Smith Field T-Ball Field	Completing environmental studies, securing required permits and constructing the park and drainage	Project on hold	TBD	Various LID measures will be considered, including bioretention areas.

<sup>47</sup> List each public project that is going through your agency's process for identifying projects with green infrastructure potential.

<sup>48</sup> Indicate status of project, such as: beginning design, under design (or X% design), projected completion date, completed final design date, etc.

<sup>49</sup> Enter "Yes" if project will include GI measures, "No" if GI measures are impracticable to implement, or "TBD" if this has not yet been determined.

<sup>50</sup> Provide a summary of how each public infrastructure project with green infrastructure potential will include green infrastructure measures to the maximum extent practicable during the permit term. If review of the project indicates that implementation of green infrastructure measures is not practicable, provide the reasons why green infrastructure measures are impracticable to implement.

	improvements			
Naomi Patridge Trail Extension	Extension of the Naomi Patridge Trail from Wavecrest Road to Miramontes Point Road.	Project on hold	TBD	Various LID measures will be considered, including bioretention areas.
Ocean Colony Trail Repair North	Design and construction for major rehabilitation of the existing path	Project on hold	TBD	Various LID measures will be considered, including bioretention areas.
City Parking Lots Reconstruction	Repair and rehabilitation of City-owned parking lots	Design phase	No	After further review, this project does not have GI potential. The parking lot repairs are minor and for maintenance purposes, therefore opportunities for GI within the project scope are limited.
New Magnolia/Seymour Park	Converting an existing vacant lot into a new neighborhood park	Currently unfunded	TBD	Too early to assess. The project will be assessed for GI potential in the future.
Walkway Extension from Cameron's to Smith Field	Provide an all-weather use walkway along Wavecrest Road to Smith Field Park	Currently unfunded	TBD	Too early to assess. The project will be assessed for GI potential in the future.
Kelly Avenue Complete Street	Design and improvement of Kelly Avenue; improve pedestrian/bicycle access and drainage	Currently unfunded	TBD	Too early to assess. The project will be assessed for GI potential in the future.

**C.3.j.ii.(2) ► Table B - Planned and/or Completed Green Infrastructure Projects**

Project Name and Location <sup>51</sup>	Project Description	Planning or Implementation Status	Green Infrastructure Measures Included
Skateboard Plaza 535 Kelly Avenue	Construction of a new permanent Skateboard Park adjacent to the Ted Adcock Community Center. Replacement of the Ted Adcock Center roof.	Completed in February, 2016	The project installed bioretention areas, which will be maintained by City staff.
Storm Drain Master Plan Implementation (Excluding Seymour and Kehoe)	Design and preparation of environmental studies and bid documents for prioritized improvements	Completed in FY 16/17	The completed Storm Drain Master Plan includes green infrastructure recommendations applicable to various areas in the City. Specific design details will be determined during the design of future storm drain improvement projects.
Storm Drain Master Plan-Phase 2	Development of a Capital Improvement Program for storm drain system deficiencies identified in the Storm Drain Master Plan, Phase I	Soon to be completed	The completed Storm Drain Master Plan includes green infrastructure recommendations applicable to various areas in the City. Specific design details will be determined during the design of future storm drain improvement projects.

<sup>51</sup> List each planned (and expected to be funded) public and private green infrastructure project that is not also a Regulated Project as defined in Provision C.3.b.ii. Note that funding for green infrastructure components may be anticipated but is not guaranteed to be available or sufficient.

Section 4 – Provision C.4 Industrial and Commercial Site Controls

**Program Highlights and Evaluation**

Highlight/summarize activities for reporting year:

Summary:

The City of Half Moon Bay conducted the following activities within the reporting year:

- Updated the City's business stormwater inspection list in September 2016, using the City's business license list. The business stormwater inspection list will be updated again in Fall 2017.
- Updated the City's Business Inspection Plan (BIP) and Enforcement Response Plan (ERP), using templates provided by SMCWPPP.
- Conducted 19 business inspections, in addition to the 115 conducted by County Environmental Health (CEH).
- The City's C.4 inspectors shadowed the Town of Colma's C.4 inspector at one typical food and hazardous materials site, as a training and information-sharing exercise.
- Participated in the SMCWPPP CII Subcommittee.

In addition, the City took the following actions to respond to the Regional Water Board's January 30, 2017 C.4 and C.5 Compliance Letter:

- Participated in the February 15, 2017 meeting to discuss the response with other San Mateo County Permittees.
- Participated in the April 25, 2017 working meeting to update the revised BIP/ERP SMCWPPP Templates.
- Updated the BIP and ERP by June 30<sup>th</sup>, 2017.
- The City had previously inspected facilities not inspected by CEH inspectors, and already had these facilities on its business inspection list.

County Environmental Health will stop providing C.4 inspections for the City of Half Moon Bay on December 31, 2017. The City will not be able to provide inspections for all businesses on the C.4 regulated business list (over 200 business inspections per year, not counting follow-up inspections which might be necessary) with available in-house resources. Therefore, the City plans to contract with a consulting company to provide C.4 inspection services. It is estimated that approximately 60 inspections would be conducted each year. In addition, the City is reviewing options to establish cost recovery for these inspections, as currently the City does not have a cost recovery mechanism in place.

Refer to the C.4 Industrial and Commercial Site Controls section of the SMCWPPP FY 16-17 Annual Report for a description of Program activities.

**C.4.b.iii. ► Potential Facilities List**

List below or attach your list of industrial and commercial facilities in your Inspection Plan to inspect that could reasonably be considered to cause or contribute to pollution of stormwater runoff.

The Potential Facilities List is attached as an Appendix B at the end of this Annual Report.

C.4.d.iii.(2)(a) & (c) ► Facility Inspections		
Fill out the following table or attach a summary of the following information. Indicate your reporting methodology below.		
<input type="checkbox"/>	Permittee reports multiple discrete potential and actual discharges as one enforcement action.	
<input checked="" type="checkbox"/>	Permittee reports the total number of discrete potential and actual discharges on each site.	
	<b>Number</b>	<b>Percent</b>
Total number of inspections conducted (C.4.d.iii.(2)(a))	<b>130</b>	
Number of enforcement actions or discreet number of potential and actual discharges	<b>13</b>	
Violations Enforcement actions or discreet number of potential and actual discharges resolved within 10 working days or otherwise deemed resolved in a longer but still timely manner (C.4.d.iii.(2)(c))	<b>11</b>	<b>77%</b>
<p>Comments:</p> <p><b>The majority of enforcement actions were resolved in a timely manner. Follow up inspections were routinely conducted within 10 days or otherwise deemed resolved in a longer, but still timely, manner, based on available resources.</b></p> <p><b>For one site, data management challenges related to tracking and reporting caused a re-inspection performed by our contractor (San Mateo County Environmental Health) to require more time. However, while taking longer than the required 10 business days, this facility was re-inspected and documented to return to compliance.</b></p> <p><b>When the issues identified during C.4 inspections are not corrected within a timely manner, the City escalates enforcement until corrective actions are made in accordance with the City's Enforcement Response Plan. One site required further follow-up inspections and enforcement in FY 16/17.</b></p>		

**C.4.d.iii.(2)(b) ▶ Frequency and Type of Enforcement Conducted**

Fill out the following table or attach a summary of the following information.

	<b>Enforcement Action</b> (as listed in ERP) <sup>52</sup>	<b>Number of Enforcement Actions Taken</b>
Level 1	Verbal Warning / Written Warning	12
Level 2	Notice of Violation	1
Level 3	Administrative Order	0
Level 4	Administrative Penalty/Legal Action	0
<b>Total</b>		13

**C.4.d.iii.(2)(d) ▶ Frequency of Potential and Actual Non-stormwater Discharges by Business Category**

Fill out the following table or attach a summary of the following information.

<b>Business Category<sup>53</sup></b>	<b>Number of Actual Discharges</b>	<b>Number of Potential Discharges</b>
Hazardous Materials	0	0
Food	0	13
Other	0	0

**C.4.d.iii.(2)(e) ▶ Non-Filers**

List below or attach a list of the facilities required to have coverage under the Industrial General Permit but have not filed for coverage:

**The following site may require coverage under the Industrial General Permit but does not currently have coverage:**

- Firewood Farms, 551 San Mateo Road

<sup>52</sup>Agencies to list specific enforcement actions as defined in their ERPs.

<sup>53</sup>List your Program's standard business categories.

<b>C.4.e.iii. ► Staff Training Summary</b>						
<b>Training Name</b>	<b>Training Dates</b>	<b>Topics Covered</b>	<b>No. of Industrial/ Commercial Site Inspectors in Attendance</b>	<b>Percent of Industrial/ Commercial Site Inspectors in Attendance</b>	<b>No. of IDDE Inspectors in Attendance</b>	<b>Percent of IDDE Inspectors in Attendance</b>
C.4 Inspection Shadowing	May 2, 2017	Shadowed the Town of Colma Public Works Supervisor while he performed an inspection of one food facility, and one hazardous materials facility.	2*	100%*	0	0%
Commercial and Industrial Inspections and Illicit Discharge (Complaint) Investigations  Reissued MRP: What do CEH Inspectors need to know	1/12/17	1. Introduction from the Office of Sustainability 2. Municipal Regional Permit (MRP) Changes 3. Regional Board NOV 4. Business Inspection Plan Training Requirements 5. Enforcement Response Plan Training Requirements 6. Changes to the Inspection Report 7. Inspector Questions	29**	94%**	29**	94%**
One-on-one Stormwater Training	3/1/2017	Utilization of field-based software, MRP requirements, Inspection basics	1**	3%**	1**	3%**
One-on-one Stormwater Training	5/9/2017	Utilization of field-based software, MRP requirements, Inspection basics	1**	3%**	1**	3%**
One-on-one Stormwater Training	5/31/17	Utilization of field-based software, MRP requirements, Inspection basics	1**	3%**	1**	3%**
Comments: *Representation provided by contract inspectors (CSG Consultants, Inc.), who inspect facilities on behalf of City staff not inspected by CEH. **Representation provided by contract inspectors (CEH), who inspect facilities on behalf of the City of Half Moon Bay.						

Section 5 – Provision C.5 Illicit Discharge Detection and Elimination

**Program Highlights and Evaluation**  
**Highlight/summarize activities for reporting year:**

Provide background information, highlights, trends, etc.

Summary:  
**The City of Half Moon Bay conducted the following activities within the reporting year:**

- Implementation of a storm drainage collection system screening program
- Participation in the Commercial, Industrial and Illicit Discharge (CIID) Subcommittee
- Conducted storm water inspections at commercial facilities to detect and eliminate potential illicit discharges.

When the City receives a report of illicit discharge or notices an illicit discharge during routine catch basin inspections, City staff immediately reports to the site and traces the illicit discharge back to its source. The City then meets with the property owner and issues enforcement actions and provides cleanup suggestions and information, as needed. After the issue is identified and logged, the City performs a follow-up inspection to confirm that the issue has been resolved.

Refer to the C.5 Illicit Discharge Detection and Elimination section of the SMCWPPP FY 15-16 Annual Report (if applicable) for description of activities at the countywide or regional level.

**C.5.c.iii. ► Complaint and Spill Response Phone Number**

Summary of any changes made during FY 16-17:  
**No Change.**

**C.5.d.iii.(1)-(3) ► Spill and Discharge Complaint Tracking**

Spill and Discharge Complaint Tracking (fill out the following table or include an attachment of the following information)		
	Number	Percentage
Discharges reported (C.5.d.iii.(1))	10	
Discharges reaching storm drains and/or receiving waters (C.5.d.iii.(2))	4	40%
Discharges resolved in a timely manner (C.5.d.iii.(3))	10	100%
Comments: <b>The City did not directly receive any illicit discharge complaints within FY 16/17. Six illicit discharges were reported through the City's C.4 Business Inspection Program, and four complaints were received and investigated by County Environmental Health (CEH), the City's C.4 contract inspector.</b>  <b>The City responds immediately (within 24 hours) to any reports of potential illicit discharge and begins an investigation. If an illicit discharge violation is confirmed, the City will begin enforcement procedures based on the City's ERP.</b>		

**C.5.e.iii.(1) ► Control of Mobile Sources**

(a) Provide your agency's minimum standards and BMPs for various types of mobile businesses (C.5.e.iii.(1)(a))
<b>The City of Half Moon Bay follows the guidelines, standards, and BMPs described in the "Mobile Businesses - Best Management Practices" brochure developed by the SMCWPPP CII Subcommittee in March 2015 for the following mobile business categories: automobile washers/detailers, power washers, carpet cleaners, steam cleaners, pet care services. The BMP brochure is included in the Program Annual Report.</b>
(b) Provide your agency's enforcement strategy for mobile businesses (C.5.e.iii.(1)(b))
<b>City stormwater inspectors screen for illicit discharges, including those caused by mobile businesses improperly discharging wash water into the street, gutter, storm drain, etc., during routine field work operations. City maintenance and engineering staff are trained in illicit discharge identification and spill response procedures. A spill response plan is now included in the revised ERP, along with a City phone tree for stormwater issues. In addition, the City responds promptly to any complaints received through the Illicit Discharge Detection and Elimination (IDDE) tracking system according to MRP C.5.d.</b>  <b>Enforcement actions stormwater inspectors may take are detailed in our Enforcement Response Plan (ERP). Due to the unique nature of mobile businesses it can be difficult to track enforcement of a single business across jurisdictions. The current strategy is for agencies to share information on mobile business enforcement actions with the SMCWPPP CII Subcommittee facilitator. The Subcommittee facilitator periodically updates the Mobile Business Enforcement Information table that resides on the members only section of the Program's website (flowstobay.org).</b>

Permittee Name: \_\_\_\_\_

<p>(c) Provide a list and summary of the specific outreach events and education conducted by your agency to the different types of mobile businesses operating within your jurisdiction (C.5.e.iii.(1)(c))</p> <p><b>The Program developed a regional inventory of mobile businesses in the standard BMP categories listed in the “Mobile Businesses – Best Management Practices” brochure. The BMP brochure and a transmittal letter were mailed to the business. The Mobile Cleaner Businesses BMP brochure is posted on the SMCWPPP website. The CII Subcommittee also worked with the PIP Subcommittee to send outreach messages through social media. These activities are discussed in the SMCWPPP FY16-17 Annual Report.</b></p>	
<p>(d) Provide number of inspections conducted at mobile businesses and/or job sites in 2016-2017 (C.5.e.iii.(1)(d)):</p>	<p>0</p>
<p>(e) Discuss enforcement actions taken against mobile businesses in 2016-2017 (C.5.e.iii.(1)(e))</p> <p><b>Enforcement actions are typically taken in response to a complaint or illicit discharge through our IDDE Program. Enforcement actions are tracked in the city's spill and discharge complaint tracking system required by MRP C.5.d.ii. This FY there were zero enforcement actions taken for mobile businesses.</b></p>	
<p>(f) List below or attach the list of mobile businesses operating within your agency's jurisdiction (C.5.e.iii.(1)(f))</p> <p><b>In FY16-17 the CII Subcommittee requested the Program compile a regional inventory of mobile businesses located in San Mateo County. The inventory was developed from individual city lists and internet searches of google, yelp and yellow pages. The inventory includes automotive washing, steam cleaning, power washing, pet groomers, and carpet cleaning mobile businesses. The inventory will be periodically updated with mobile businesses stormwater inspectors observe during routine field activities. The inventory is available to all Co-permittees on the members only webpage of the SMCWPPP website. The inventory is included in the SMCWPPP FY16-17 Annual Report.</b></p>	
<p>(g) Provide a list and summary of the county-wide or regional activities conducted, including sharing of mobile business inventories, BMP requirements, enforcement action information, and education (C.5.e.iii.(1)(g))</p> <p><b>Refer to the C.5 Illicit Discharge Detection and Elimination section of the SMCWPPP FY 16-17 Annual Report for description of activities at the countywide or regional level.</b></p>	

Section 6 – Provision C.6 Construction Site Controls

<b>C.6.e.iii.(3)(a)-(d) ► Site/Inspection Totals</b>			
<b>Number of active Hillside Sites (sites disturbing &lt; 1 acre of soil requiring storm water runoff quality inspection) (C.6.e.iii.(3)(a))</b>	<b>Number of High Priority Sites (sites disturbing &lt; 1 acre of soil requiring storm water runoff quality inspection) (C.6.e.iii.(3)(c))</b>	<b>Number of sites disturbing ≥ 1 acre of soil (C.6.e.iii.(3)(b))</b>	<b>Total number of storm water runoff quality inspections conducted (include only Hillside Sites, High Priority Sites and sites disturbing 1 acre or more) (C.6.e.iii.(3)(d))</b>
0	0	6	44
<p>Comments:                      One site transferred ownership of a portion of the site in February. These phases of construction were counted as two separate sites for the purposes of the reporting, once ownership had transferred, therefore the newly added site only required inspections from February – April. Another site completed construction in February, therefore March and April inspections were not necessary. The City regularly inspects all construction sites, including those not captured by the above Provision C.6 categories.</p>			

**C.6.e.iii.(3)(e) ► Construction Related Storm Water Enforcement Actions**

	<b>Enforcement Action</b> (as listed in ERP) <sup>54</sup>	<b>Number Enforcement Actions Issued</b>
Level 1 <sup>55</sup>	Verbal Warning / Warning Notice	4
Level 2	Notice of Violation	2
Level 3	Administrative Order (Stop Work Order)	1
Level 4	Administrative Penalty / Legal Action	0
<b>Total</b>		<b>7</b>

**C.6.e.iii.(3)(f) ► Illicit Discharges**

	<b>Number</b>
Number of illicit discharges, actual and those inferred through evidence at hillside sites, high priority sites and sites that disturb 1 acre or more of land (C.6.e.iii.(3)(f))	0

**C.6.e.iii.(3)(g) ► Corrective Actions**

Indicate your reporting methodology below.	
<input checked="" type="checkbox"/>	Permittee reports multiple discrete potential and actual discharges as one enforcement action.
<input type="checkbox"/>	Permittee reports the total number of discrete potential and actual discharges on each site.
	<b>Number</b>
<b>Enforcement actions or discrete potential and actual discharges fully corrected within 10 business days after violations are discovered</b> or otherwise considered corrected in a timely period (C.6.e.iii.(3)(g)).	3
<b>Total number of enforcement actions or discrete potential and actual discharges for the reporting year</b>	7
<b>Comments:</b> All enforcement actions were followed up on by site representatives in a very timely manner, with the exception of one site, which had repeated BMP issues identified. In the case of this site, it was necessary to escalate enforcement from a verbal warning to a notice of violation, to a stop work order. It took 16 working days from the date of issuing the Notice of Violation for the owner to finally correct all onsite issues, which involved covering stockpiles, removing debris, and reinstalling a silt fence. One month after the issues were corrected, this site again had issues and the site owner took 12 working days to correct onsite issues. Aside from this one site, contractors were responsive to the City's requests to correct onsite	

<sup>54</sup>Agencies should list the specific enforcement actions as defined in their ERPs.

<sup>55</sup>For example, Enforcement Level 1 may be Verbal Warning.

issues.

**C.6.e.iii.(4) ► Evaluation of Inspection Data**

Describe your evaluation of the tracking data and data summaries and provide information on the evaluation results (e.g., data trends, typical BMP performance issues, comparisons to previous years, etc.).

Description:

The only BMP issues on site identified this past wet season were sediment control (12) or site management (5) related. Due to heavy storms, sediment control measures were damaged and rendered dysfunctional after the rains, and required repairs or replacement to restore functionality. Last year, issues were found in the same categories, but there were far fewer violations in number (2 – sediment control, 2 – site management).

**C.6.e.iii.(4) ► Evaluation of Inspection Program Effectiveness**

Describe what appear to be your program's strengths and weaknesses, and identify needed improvements, including education and outreach.

Description:

The City does a good job of ensuring that sites on the construction tracking list were inspected each month during the wet season, and ensuring that follow-up inspections were performed within 10 or fewer working days after violations were identified. Also, the City did a great job of reacting quickly when the issues at one site were not corrected in escalating enforcement, and finally, issuing a stop work order. Currently, the City is trying to assess opportunities to reimburse monthly inspection fees (i.e. including this cost in the cost of a grading permit), and also charge sites additional fees when additional inspections are necessary.

This year, the City performed "pre-wet season" inspections in late September (any issues identified were still enforced and followed up on, similar to a regular wet season inspection), to provide the opportunity for issues to be corrected before the wet season started. This appeared effective in reinforcing the City's strong message of good BMP installation and maintenance.

In FY 16/17, the following improvements were made to the program: the City updated its Enforcement Response Plan for Provision C.6 inspections; Construction Inspectors attended the training event hosted by SMCWPPP; and City staff continued to participate in the SMCWPPP New Development Subcommittee and relay all applicable information to City staff.

<b>C.6.f.iii. ► Staff Training Summary</b>			
<b>Training Name</b>	<b>Training Dates</b>	<b>Topics Covered</b>	<b>No. of Inspectors in Attendance</b>
CALBIG Construction Stormwater Inspection Training	September 21, 2016	Review of stormwater requirements for construction sites; documenting and tracking inspections; when to take enforcement actions and when to escalated enforcement; tips for keeping your stormwater program in compliance; and mandatory/updated SMCWPPP guidelines/resources.	1
SMCWPPP Construction Stormwater Inspector Training	February 1, 2017	Construction site stormwater inspections, as well as during- and post-construction inspections of stormwater treatment controls.	3

**Section 7 – Provision C.7. Public Information and Outreach**

**C.7.b.i.(1) ► Outreach Campaign**

Summarize outreach campaign. Include details such as messages, creative developed, and outreach media used. The detailed outreach campaign report may be included as an attachment. If outreach campaign is being done by participation in a countywide or regional program, refer to the separate countywide or regional Annual Report.

Summary:

**See Section 7 and Section 9 of the SMCWPPP FY 16-17 Annual Report for a description of activities conducted at Countywide level.**

**C.7.c. ► Stormwater Pollution Prevention Education**

**No Change.**

**C.7.d. ► Public Outreach and Citizen Involvement Events**

Describe general approach to event selection. Provide a list of outreach materials and giveaways distributed.  
 Use the following table for reporting and evaluating public outreach events

**See the C.7 Public Outreach and Citizen Involvement Events section of SMCWPPP FY 16-17 Annual Report for a summary of activities conducted regionally on behalf of San Mateo County Permittees.**

Event Details	Description (messages, audience)	Evaluation of Effectiveness
Provide event name, date, and location. Indicate if event is local, countywide or regional. Indicate if event is public outreach or citizen involvement.	Identify type of event (e.g., school fair, creek clean-up, storm drain stenciling, farmers market etc.), type of audience (school children, gardeners, homeowners etc.) and outreach messages (e.g., Enviroscope presentation, pesticides, stormwater awareness)	Provide general staff feedback on the event (e.g., success at reaching a broad spectrum of the community, well attended, good opportunity to talk to gardeners etc.). Provide other details such as: <ul style="list-style-type: none"> <li>• Success at reaching a broad spectrum of the community</li> <li>• Number of participants compared to previous years.</li> <li>• Post-event effectiveness assessment/evaluation results</li> <li>• Quantity/volume of materials cleaned up, and comparisons to previous efforts</li> </ul>
Coastal Cleanup Day Saturday, September 17, 2016 Pillar Point Beach near Mavericks Regional and Local Event	Similar cleanup events were held at over 30 locations throughout San Mateo County on this day. The City of Half Moon Bay assists in this event by providing trash and recycling bags, and by picking up the trash collected at the end of the day.	The total impact of all Pacifica Beach Coalition coastal cleanup day events (various locations in San Mateo County) was as follows: <ul style="list-style-type: none"> <li>– 1,340 volunteers</li> <li>– 3,525 pounds of trash</li> <li>– 753 pounds of recycle</li> <li>– 600 pounds of green waste</li> <li>– 24,089 cigarette butts collected in 2 hours</li> </ul>
13th Annual Earth Day of Action and EcoFair Held by Republic Services on behalf of the City of Half Moon Bay April 22 <sup>nd</sup> , 2017	At this event, volunteers cleaned up the shoreline in their community. The first part of the event (9am -11am), involved trash pickup on beaches, parks, and streets, as well as planting, habitat restoration,	6,807 Volunteers removed 3,783.5 lbs of trash. 5,585 students learnt about the dolphins and marine litter during our school assemblies. 2,500+ people came to the EcoFest. 3,783.5 pounds of trash got collected. 767.5 pounds of

**FY 2016-2017 Annual Report**

**Permittee Name: City of Half Moon Bay**

**C.7 – Public Information and Outreach**

<p>From Ft Funson (in San Francisco) down to Tunitas Creek (Half Moon Bay)</p>	<p>gardening, and more. In the early afternoon (11:30am – 2:30pm), there was a celebration (EcoFest) at Linda Mar State Beach, in the south parking lot.</p> <p>The City is under contract with Republic Services, their waste hauler, and as part of the contract, Republic Services provides public outreach to encourage trash reduction activities.</p>	<p>recycling got recycled &amp; 1,5422 cigarette butts were picked up.</p>
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**C.7.e. ► Watershed Stewardship Collaborative Efforts**

Summarize watershed stewardship collaborative efforts and/or refer to a regional report that provides details. Describe the level of effort and support given (e.g., funding only, active participation etc.). State efforts undertaken and the results of these efforts. If this activity is done regionally refer to a regional report.

Evaluate effectiveness by describing the following:

- Efforts undertaken
- Major accomplishments

Summary:

**See the C.7 Watershed Stewardship Collaborative Efforts section of SMCWPPP FY 16-17 Annual Report for a summary of activities conducted regionally on behalf of San Mateo County Permittees.**

**C.7.f. ► School-Age Children Outreach**

Summarize school-age children outreach programs implemented. A detailed report may be included as an attachment. Use the following table for reporting school-age children outreach efforts.

**See the C.7 School-Age Children Outreach section of SMCWPPP FY 16-17 Annual Report for a summary of activities conducted regionally on behalf of San Mateo County Permittees.**

Program Details	Focus & Short Description	Number of Students/Teachers reached	Evaluation of Effectiveness
Provide the following information: Name Grade or level (elementary/ middle/ high)	Brief description, messages, methods of outreach used	Provide number or participants	Provide agency staff feedback. Report any other evaluation methods used (quiz, teacher feedback etc.). Attach evaluation summary if applicable.
NA (Refer to the SMCWPPP FY 16-17 Annual Report)	NA	NA	NA

Section 9 – Provision C.9 Pesticides Toxicity Controls

<b>C.9.a. ► Implement IPM Policy or Ordinance</b>							
Is your municipality implementing its IPM Policy/Ordinance and Standard Operating Procedures?				<input checked="" type="checkbox"/> X	Yes	<input type="checkbox"/>	No
If no, explain: <b>NA</b>							
Report implementation of IPM BMPs by showing trends in quantities and types of pesticides used, and suggest reasons for increases in use of pesticides that threaten water quality, specifically organophosphates, pyrethroids, carbamates fipronil, indoxacarb, diuron, and diamides. A separate report can be attached as evidence of your implementation.							
<b>Trends in Quantities and Types of Pesticide Active Ingredients Used<sup>56</sup></b>							
Pesticide Category and Specific Pesticide Active Ingredient Used	Amount <sup>57</sup>						
	FY 15-16	FY 16-17	FY 17-18	FY 18-19	FY 19-20	FY 20-21	
<b>Organophosphates</b>	0	0					
Active Ingredient Chlorpyrifos	0	0					
Active Ingredient Diazinon	0	0					
Active Ingredient Malathion	0	0					
<b>Pyrethroids (see footnote #57 for list of active ingredients)</b>	0	0					
Active Ingredient Type X	0	0					
Active Ingredient Type Y	0	0					
<b>Carbamates</b>	0	0					
Active Ingredient Carbaryl	0	0					
Active Ingredient Aldicarb	0	0					
<b>Fipronil</b>	0	0					
<b>Indoxacarb</b>	Reporting not required in FY 15-16	0					

<sup>56</sup>Includes all municipal structural and landscape pesticide usage by employees and contractors.

<sup>57</sup>Weight or volume of the active ingredient, using same units for the product each year. Please specify units used. The active ingredients in any pesticide are listed on the label. The list of active ingredients that need to be reported in the pyrethroids class includes: metofluthrin, bifenthrin, cyfluthrin, beta-cyfluthrin, cypermethrin, deltamethrin, esfenvalerate, lambda-cyhalothrin, and permethrin.

<b>Diuron</b>	Reporting not required in FY 15-16	0				
<b>Diamides</b>	Reporting not required in FY 15-16	0				
<b>Active Ingredient Chlorantraniliprole</b>		0				
<b>Active Ingredient Cyantraniliprole</b>		0				
<p><b>The City uses the following IPM tactics or strategies to reduce the need for pesticides:</b></p> <ul style="list-style-type: none"> <li>• Use of non-chemical strategies such as monitoring, mowing weeds, and mulching.</li> <li>• Removal of plants that require frequent pesticide applications.</li> <li>• Conducting investigations of the existing and scope of pest infestations.</li> <li>• Preventive actions such as sealing holes and gaps in structures, improving sanitation.</li> <li>• Use of baits and traps instead of broadcast pesticides.</li> <li>• Pesticides are only applied by City staff, not a contractor.</li> </ul>						

<b>C.9.b. ► Train Municipal Employees</b>	
Enter the number of employees that applied or used pesticides (including herbicides) within the scope of their duties this reporting year.	<b>2</b>
Enter the number of these employees who received training on your IPM policy and IPM standard operating procedures within this reporting year.	<b>2</b>
Enter the percentage of municipal employees who apply pesticides who have received training in the IPM policy and IPM standard operating procedures within this reporting year.	<b>100%</b>
<p>Type of Training:  <b>Local tailgate meetings are held for staff to train on the IPM policy and IPM standard operating procedures. These trainings are held prior to applying pesticides. In addition, staff attended the SMCWPPP Landscape IPM Training on March 8, 2017 and PAPA seminars.</b></p>	

<b>C.9.c. ► Require Contractors to Implement IPM</b>			
Did your municipality contract with any pesticide service provider in the reporting year, for either landscaping or structural pest control?	<input checked="" type="checkbox"/>	Yes	<input type="checkbox"/> No
If yes, did your municipality evaluate the contractor's list of pesticides and amounts of active ingredients used?	<input checked="" type="checkbox"/>	Yes	<input type="checkbox"/> No,
<p>If your municipality contracted with any pesticide service provider, briefly describe how contractor compliance with IPM Policy/Ordinance and SOPs was monitored.</p> <p><b>Landscape pest management is done by municipal staff only (not contractors). Only 2 staff members are qualified to spray pesticides, and only one of them used pesticides within FY 16/17. The City avoids spraying pesticides when possible, and only after other methods of IPM are not effective. When it's necessary to use pesticides, the City avoids spraying too often. Active ingredients are tracked by the City, and usage reports are sent to County Agriculture. The City meets internally to discuss IPM strategies as well as personal protective equipment, public safety, awareness. The City does not use pesticides in environmentally sensitive areas such as creeks, swales, or drainage features, but instead uses mechanical weed removal. A biologist monitors all operations to ensure that no sensitive species are nearby when activities are conducted. Mulch is used where possible to control weeds without the use of chemicals.</b></p> <p><b>Structural pest management is done by an IPM certified contractor. The City of Half Moon Bay verifies IPM contractor performance by hiring professionals that certify they are properly trained and use IPM in accordance with City policies and procedures. Pesticides are only used when other methods of IPM have been tried and are not effective. No pesticides are used outside of public buildings or in the right-of-way. City staff reviews the list of pesticides used by contractors. Traps are used for rodent control. In this fiscal year, the City met with the contractor to discuss (1) investigations of the existence or scope of pest infestations, (2) use of traps, and (3) contractor-identified holes which the City needs to plug or caulk.</b></p>			
<p>If your agency did not evaluate the contractor's list of pesticides and amounts of active ingredients used, provide an explanation.</p> <p><b>NA</b></p>			

C.9.d. ► Interface with County Agricultural Commissioners				
Did your municipality communicate with the County Agricultural Commissioner to: (a) get input and assistance on urban pest management practices and use of pesticides or (b) inform them of water quality issues related to pesticides?	<input type="checkbox"/>	Yes	<input checked="" type="checkbox"/>	No
<p><b>If yes, summarize the communication. If no, explain.</b>  <b>See Section 9 of the SMCWPPP FY 16-17 Annual Report for summary of communication with the San Mateo County Agricultural Commissioner.</b></p>				
Did your municipality report any observed or citizen-reported violations of pesticide regulations (e.g., illegal handling and applications of pesticides) associated with stormwater management, particularly the California Department of Pesticide Regulation (DPR) surface water protection regulations for outdoor, nonagricultural use of pyrethroid pesticides by any person performing pest control for hire?	<input type="checkbox"/>	Yes	<input checked="" type="checkbox"/>	No
<p>If yes, provide a summary of improper pesticide usage reported to the County Agricultural Commissioner and follow-up actions taken to correct any violations. A separate report can be attached as your summary.  <b>NA</b></p>				

C.9.e.ii.(1) ► Public Outreach: Point of Purchase
Provide a summary of public outreach at point of purchase, and any measurable awareness and behavior changes resulting from outreach (here or in a separate report); <b>OR</b> reference a report of a regional effort for public outreach in which your agency participates.
<p>Summary:  <b>See the C.9 Pesticides Toxicity Control section of the SMCWPPP FY 16-17 Annual Report for information on point of purchase public outreach conducted countywide and regionally.</b></p>

C.9.e.ii.(2) ► Public Outreach: Pest Control Contracting Outreach
Provide a summary of outreach to residents who use or contract for structural pest control and landscape professionals); <b>AND/OR</b> reference a report of a regional effort for outreach to residents who hire pest control and landscape professionals in which your agency participates.
<p>Summary:  <b>See the C.9 Pesticides Toxicity Control section of the SMCWPPP FY 16-17 Annual Report for a summary of public outreach to residents who hire pest control and landscape professionals.</b></p>

**C.9.e.ii.(3) ► Public Outreach: Pest Control Operators**

Provide a summary of public outreach to pest control operators and landscapers and reduced pesticide use (here or in a separate report); **AND/OR** reference a report of a regional effort for outreach to pest control operators and landscapers in which your agency participates.

Summary:

**See the C.9 Pesticides Toxicity Control section of SMCWPPP FY 16-17 Annual Report for a summary of outreach to pest control operators and landscapers to reduce pesticide use.**

**C.9.f. ► Track and Participate in Relevant Regulatory Processes**

Summarize participation efforts, information submitted, and how regulatory actions were affected; **AND/OR** reference a regional report that summarizes regional participation efforts, information submitted, and how regulatory actions were affected.

Summary:

**During FY 16-17, we participated in regulatory processes related to pesticides through contributions to the Program, BASMAA and CASQA. For additional information, see the Regional Report submitted by BASMAA on behalf of all MRP Permittees.**

*Note: The City received the San Francisco Bay Regional Water Quality Control Board letter dated June 30, 2017 requesting additional information about the City's compliance with MRP Provision C.9. The City has addressed these comments through further clarification about the City's IPM Policies and actions provided in Provisions C.9.a. and C.9.c.*

**Section 10 - Provision C.10 Trash Load Reduction**

**C.10.a.i. ► Trash Load Reduction Summary**

For population-based Permittees, provide the overall trash reduction percentage achieved to-date within the jurisdictional area of your municipality that generates problematic trash levels (i.e., Very High, High or Moderate trash generation). Base the reduction percentage on the information presented in C.10.b i-iv and C.10.e.i-ii. Provide a discussion of the calculation used to produce the reduction percentage, including whether the 70% mandatory trash load reduction deadline was attained. If not attained, attach and include reference to a Plan to comply with the deadline in a timely manner, which should include the Permittee's plan and schedule to install full capture systems/devices.

<b>Trash Load Reductions</b>	
Percent Trash Reduction in All Trash Management Areas (TMAs) due to <b>Trash Full Capture Systems</b> (as reported C.10.b.i)	86.7%
Percent Trash Reduction in all TMAs due to <b>Control Measures Other than Trash Full Capture Systems</b> (as reported in C.10.b.ii) <sup>58</sup>	0.0%
Percent Trash Reduction due to <b>Jurisdictional-wide Source Control Actions</b> (as reported in C.10.b.iv) <sup>1</sup>	10.0%
<b>SubTotal for Above Actions</b>	<b>96.7%</b>
<b>Trash Offsets (Optional)</b>	
Offset Associated with Additional Creek and Shoreline Cleanups (as reported in C.10.e.i)	0.0%
Offset Associated with Direct Trash Discharges (as reported in C.10.e.ii)	0.0%
<b>Total (Jurisdictional-wide) % Trash Load Reduction in FY 16-17</b>	<b>96.7%</b>

**Discussion of Trash Load Reduction Calculation and Attainment of the 70% Mandatory Deadline:**  
 The City attained and reported a 91% trash load reduction in its FY 15-16 Annual Report, exceeding the non-mandatory performance guideline of 60% by July 1, 2016. In FY 16-17, the City attained a 97% trash load reduction (including trash offsets), exceeding the mandatory trash load reduction requirement of 70% by July 1, 2017. Descriptions of the actions taken to reduce trash in the City are summarized in this section of the annual report. Methods used to calculate the reduction are consistent with the methods described in the MRP.  
 During the FY 15-16 fiscal year, the City explored installations of full trash capture measures with the owners of Strawflower Shopping Center, located at the northwest corner of the intersection of Highway 1 and Highway 92. The shopping center drainage system is privately owned and discharges directly to Pilarcitos Creek. Initial efforts were put on hold due to the lack of maps for the system and challenges with retrofitting connector pipe screens into the existing outfall structures. The City will continue discussions with the owners to determine if a retrofit is practical. Retrofitting the site could provide up to an additional 17% trash load reduction for the City of Half Moon Bay.

<sup>58</sup> See Appendix 10-1 for changes in trash levels by TMA between 2009 and FY 16-17.

<b>C.10.a.iii ► Mandatory Trash Full Capture Systems</b>		
Provide the following:		
1) Total number and types of full capture systems (publicly and privately-owned) installed prior to FY 16-17, during FY 16-17, and to-date, including inlet-based and large flow-through or end-of-pipe systems, and qualifying low impact development (LID) required by permit provision C.3.		
2) Total land area (acres) treated by full capture systems for population-based Permittees and total number of systems for non-population based Permittees compared to the total required by the permit.		
<b>Type of System</b>	<b># of Systems</b>	<b>Areas Treated (Acres)</b>
<b>Installed Prior to FY 16-17</b>		
Connector Pipe Screen (Public)	56	200.2
Hydrodynamic Separators (Public)	1	82.6
Hydrodynamic Separators (Private)	2	14.5
<b>Installed in FY 16-17</b>		
Connector Pipe Screen (Public)**	9	83.9
<b>Total for all Systems Installed To-date</b>		<b>67</b>
<b>Treatment Acreage Required by Permit (Population-based Permittees)</b>		<b>15</b>
<b>Total # of Systems Required by Permit (Non-population-based Permittees)</b>		<b>N/A</b>

\*Areas treated include jurisdictional and non-jurisdictional lands (e.g., public K-12 schools and colleges, and freeways)

\*\* The 9 connector pipe screens reported here were reported in FY 15-16, however, the acreage and associated trash load reduction was not.

**C.10.b.i ► Trash Reduction - Full Capture Systems**

Provide the following:

- 1) Jurisdictional-wide trash reduction in FY 15-16 attributable to trash full capture systems implemented in each TMA;
- 2) The total number of full capture systems installed to-date in your jurisdiction;
- 3) Since the effective date of MRP 2.0 (January 1, 2016), the percentage of systems that exhibited significant plugged/blinded screens or were >50% full when inspected or maintained;
- 4) A narrative summary of any maintenance issues and the corrective actions taken to avoid future full capture system performance issues; and
- 5) A certification that each full capture system is operated and maintained to meet the full capture system requirements in the permit.

TMA	Jurisdiction-wide Reduction (%)	Total # of Full Capture Systems	% of Systems Exhibiting Plugged/Blinded Screens or >50% full	Summary of Maintenance Issues and Corrective Actions
1	24.5%	65	0%	Two CPS units required screen repairs which did not impact the trash capture functionality of the units. Repairs will be completed in FY17/18.
2	0.3%			
3	0.1%			
4	42.5%			
5	0.8%?			
<b>Total*</b>	<b>86.7%</b>			

**Certification Statement:**

The City of Half Moon Bay certifies that a full capture system maintenance and operation program is currently being implemented to maintain all applicable systems in manner that meets the full capture system requirements included in the Permit.

\*The Total jurisdiction-wide reduction reported for full capture systems includes 18.4% reduction for treatment of 52.6 acres of non-jurisdictional public K-12, college and university school land areas.

<b>C.10.b.ii. ► Trash Reduction – Other Trash Management Actions (PART A)</b>	
Provide a summary of trash control actions other than full capture systems or jurisdictional source controls that were implemented within each TMA, including the types of actions, levels and areal extent of implementation, and whether actions are new, including initiation date.	
<b>TMA</b>	<b>Summary of Trash Control Actions Other than Full Capture Systems</b>
<b>NA*</b>	<p><b>Improved Bin/Container Management:</b></p> <p>In FY 16/17, the City installed 3-receptacle units (compost, recycling, and trash) at Poplar Beach, to reduce the amount of trash from the beach and encourage residents to recycle and compost. The City has plans to increase the number of 3-receptacle units, and is currently investigating the possibility of using a self-compacting trash unit. These actions minimize the possibility of trash overflowing after heavy use of the City's beach areas.</p>

\*Note: The City of Half Moon Bay has not implemented new trash control actions for which it will claim additional trash reduction credit. The City has limited staff and has determined that installation and maintenance of full-trash capture measures is preferable to other measures that will require ongoing assessment. However, the City reserves the right to claim trash reduction credit for these actions at some point in the future.

**C.10.b.ii. ► Trash Reduction – Other Trash Management Actions (PART B)**

Provide the following:

- 1) A summary of the on-land visual assessments in each TMA (or control measure area), including the street miles or acres available for assessment (i.e., those associated with VH, H, or M trash generation areas not treated by full capture systems), the street miles or acres assessed, the % of available street miles or acres assessed, and the average number of assessments conducted per site within the TMA; and
- 2) Percent jurisdictional-wide trash reduction in FY 16-17 attributable to trash management actions other than full capture systems implemented in each TMA.

TMA ID or (as applicable) Control Measure Area	Total Street Miles <sup>59</sup> Available for Assessment	Summary of On-land Visual Assessments			Jurisdictional-wide Reduction (%)
		Street Miles Assessed	% of Applicable Street Miles Assessed	Ave. # of Assessments Conducted at Each Site	
1	0.13	0	0%	0	0%
2	0.00	NA*	NA*	NA*	NA*
3	0.03	0	0%	0	0%
4	0.00	NA*	NA*	NA*	NA*
5	0.13	0	0%	0	0%
<b>Total</b>		<b>0</b>	<b>-</b>	<b>-</b>	<b>0%</b>

\*Entire TMA is treated by Full Capture Systems.

<sup>59</sup> Linear feet are defined as the street length and do not include street median curbs.

<b>C.10.b.iv. ► Trash Reduction – Source Controls</b>				
Provide a description of each jurisdictional-wide trash source control action implemented to-date. For each control action, identify the trash reduction evaluation method(s) used to demonstrate on-going reductions, summarize the results of the evaluation(s), and estimate the associated reduction of trash within your jurisdictional area. Note: There is a maximum of 10% total credit for source controls.				
<b>Source Control Action</b>	<b>Summary Description &amp; Dominant Trash Sources and Types Targeted</b>	<b>Evaluation/Enforcement Method(s)</b>	<b>Summary of Evaluation/Enforcement Results To-date</b>	<b>% Reduction</b>
Single Use Bag Ordinance	<p>The City of Half Moon Bay has chosen to participate in the San Mateo County single-use bag ban. The ban went into effect in April 2013.</p> <p>The dominant source of trash targeted by this ordinance are single-use plastic bags</p>	<p>On behalf of all SMCWPPPP Permittees, the County of San Mateo conducted assessments evaluating the effectiveness of the single use plastic bag ban in the municipalities within San Mateo County. Assessments by the County included audits of businesses and surveys of customer bag usage at many businesses in San Mateo County. Additionally, the number of complaints by customers was also tracked by the County. The results of assessment conducted by these cities are assumed to be representative of all SMCWPPPP Permittees, given the consistency between the scope, implementation, and enforcement of the ordinances among the municipalities.</p> <p>The City of Half Moon Bay developed its % trash reduced estimate using the following assumptions:</p> <ol style="list-style-type: none"> <li>1) Single-use plastic bags comprise 8% of the trash discharged from stormwater conveyances, based on the Regional Trash Generation Study conducted by BASMAA.</li> <li>2) 95% of the single use plastic bags distributed in the City of Half Moon Bay are affected by the implementation of the ordinance, based on the County of San Mateo's Environmental Impact Report.</li> <li>3) Of the bags affected by the ordinance, there are now 90% less bags being distributed, based on customer complaints received by the County of San Mateo's Department of Environmental Health Services. This is a conservative estimate given that in FY13-14 Environmental Services only received complaints about 4 of the over 1900 businesses in San Mateo County affected by the single-use plastic bag ordinances.</li> </ol>	<p>Results of assessments conducted by the County of San Mateo in behalf of all municipalities in San Mateo County indicate that the City's ordinance is effective in reducing the number of single use bags in stormwater discharges. This preliminary conclusion is based on the very small number of complaints received from customers about businesses in San Mateo County that are continuing to use single use plastic bags after ordinances were adopted. Assuming single use bags are 8% of the trash observed in stormwater discharges, the City of Half Moon Bay concludes that there has been a 7% (i.e., 8% x 86% effectiveness in reducing bags) reduction in trash in stormwater discharges as a result of the City's ordinance.</p>	7%

C.10.b.iv. ► Trash Reduction – Source Controls				
Provide a description of each jurisdictional-wide trash source control action implemented to-date. For each control action, identify the trash reduction evaluation method(s) used to demonstrate on-going reductions, summarize the results of the evaluation(s), and estimate the associated reduction of trash within your jurisdictional area. Note: There is a maximum of 10% total credit for source controls.				
Expanded Polystyrene Food Service Ware Ordinance	<p>The City adopted a ban on food service polystyrene foam containers in June 2011. The ban went into effect in August 2011. Enforcement is provided by the San Mateo County Division of Environmental Health in conjunction with the MRP Section C.4 business inspection program.</p> <p>The dominant source of trash targeted by this ordinance are EPS food ware containers.</p>	<p>Although the City has adopted and implemented an ordinance prohibiting the distribution of EPS food ware by food vendors, evaluations of the effectiveness of the ordinance have not been conducted. For the purpose of estimating trash reductions in stormwater discharges associated with the ordinance, the results of assessment conducted by the Cities of Los Altos and Palo Alto were used to represent the reduction in trash associated with the City's ordinance. Assessments conducted by these cities were conducted prior to and following the effective date of their ordinances, and include audits of businesses and/or assessments of EPS food ware observed on streets, storm drains, and local creeks. The results of assessments conducted by these cities are assumed to be representative of the effectiveness of the City's ordinance because the implementation (including enforcement) of the City's ordinance is similar to the City of Los Altos' and Palo Alto's.</p> <p>The City of Half Moon Bay developed its %t trash reduced estimate using the following assumptions:</p> <ol style="list-style-type: none"> <li>1) EPS food ware comprises 6% of the trash discharged from stormwater conveyances, based on the Regional Trash Generation Study conducted by BASMAA.</li> <li>2) 80% EPS food ware distributed by food vendors or sold via stores in the City of Half Moon Bay is affected by the implementation of the ordinance.</li> </ol> <p>There is now 95% less EPS food ware being distributed, sold, and/ or observed in the environment, based on assessments conducted by the City of Palo Alto and the City of Los Altos.</p>	<p>Results of assessments that are representative of the City of Half Moon Bay, but were conducted by the Cities of Los Altos and Palo Alto, indicate the City of Half Moon Bay's ordinance is effective in reducing EPS food ware in stormwater discharges. This conclusion is based on the following assessment result – an average of 95% of businesses affected by the ordinance are no longer distributing EPS food ware post-ordinance. Based on these results, the estimated average reduction of EPS food ware in stormwater discharges is 90%. Assuming EPS food ware is 6% of the trash observed in stormwater discharges, the City of Half Moon Bay concludes that there has been a 5% (i.e., 6% x 90% reduction in trash in stormwater discharges as a result of the ordinance.</p>	5%

**C.10.c. ► Trash Hot Spot Cleanups**

Provide the FY 16-17 cleanup date and volume of trash removed during each MRP-required Trash Hot Spot cleanup during each fiscal year listed. Indicate whether the site was a new site in FY 16-17.

Trash Hot Spot	New Site in FY 16-17 (Y/N)	FY 16-17 Cleanup Date(s)	Volume of Trash Removed (cubic yards)				
			FY 2012-13	FY 2013-14	FY 2014-15	FY 2015-16	FY 2016-17
HMB01	N	9/1/2016	4.0	5.9	2.6	5.0	253*

\*An extremely large volume of trash associated with an illegal encampment was removed during this fiscal year. The trash load included several large items (i.e. mattresses) which significantly increased the cubic yardage removed over previous years. Volunteer groups which previously cleaned the City's creeks have not been able to clean the creeks safely due to the number of homeless encampments present.

<b>C.10.d. ► Long-Term Trash Load Reduction Plan</b>	
Provide descriptions of significant revisions made to your Long-term Trash Load Reduction Plan submitted to the Water Board in February 2014. Describe significant changes made to primary or secondary trash management areas (TMA), baseline trash generation maps, control measures, or time schedules identified in your plan. Indicate whether your baseline trash generation map was revised and if so what information was collected to support the revision. If your baseline trash generation map was revised, attach it to your Annual Report.	
Description of Significant Revision	Associated TMA
In FY 15-16, consistent with all MRP Permittees, all public K-12 schools, college and university parcels were made non-jurisdictional on the City's baseline trash generation maps. Under California Government Code Sections 4450 through 4461, the construction, modification, or alternation of facilities and/or structures on these parcels are under the jurisdiction of the California Division of State Architect and not the City. The public right-of-way (e.g., streets and sidewalks) surrounding these parcels remain as jurisdictional on the City's baseline trash generation maps. The City's revised baseline trash generation map was included as Appendix 10-2 in the FY 15-16 Annual Report.	<b>All applicable</b>
In FY 14-15 and FY 15-16 the City conducted a preliminary analysis of trash generation in all TMAs that was originally depicted on Trash Generation Maps included in our Long-Term Trash Load Reduction Plan. The City used a combination of desktop evaluations and field observations. Google Street View applications and On-land Visual Assessments were used to reevaluate baseline trash generation. Trash generation categories were reclassified for areas where information indicated that errors had occurred during initial/preliminary trash generation category assignments. Reclassifications to trash generation categories were used for the purposes of calculating baseline (2009) trash generation included in this report (i.e., as an input parameter to the formula used to calculate load reductions reported in section C.10.d). A copy of the current trash generator map (dated July 11, 2016) showing these changes is attached.	<b>1D, 1E, 2A, 2D, 3A, 3C, 3D, 3E, and 5</b>
Adjust portion of Subarea 3A (High School) into Subarea 4A (Current Full Capture Treatment). Based on field inspection in December 2014, a portion of the high school drains to an existing HDS unit in Subarea 4A.	<b>3 &amp; 4</b>
Adjust portion of TMA 5 into Subarea 4B. Based on December 2014 field review, this area drains to a CPS screen in Subarea 4B.	<b>4 &amp; 5</b>
Entire Subarea 1F now has full trash capture (New CPS screen #1 installed December 2014). Entire Subarea 1C now has full trash capture (New CPS screens #2 and #3 installed December 2014). Portion of Subarea 1B now has full trash capture (New CPS screens #7 and #8 installed December 2014). Portion of Subarea 1B now has full trash capture (New CPS screens #9 and #10 installed December 2014). Portion of Subarea 1B <u>and all of Subarea 2A (Park)</u> now have full trash capture (New CPS screen #11 installed December 2014). Portion of Subarea 1A now has full trash capture (New CPS screen #12 installed December 2014). Portion of Subarea 1-E now has full trash capture (New CPS screens #18, 19, 20, 21, and 22 installed December 2014).	<b>1</b>
Portion of TMA 5 now has full trash capture (New CPS screen #13, #25, #26, and #27 installed December 2014).	<b>5</b>
Portions of TMA 5 and all of Subarea 2B (park) now have full trash capture (New CPS screen #24 installed December 2014).	<b>2 &amp; 5</b>

9 full trash capture devices were installed in FY 16/17.	<b>1D &amp; 5</b>
--	-------------------

**C.10.e. ► Trash Reduction Offsets (Optional)**

Provide a summary description of each offset program implemented, the volume of trash removed, and the offset claimed in FY 16-17. Also, for additional creek and shoreline cleanups, describe the number and frequency of cleanups conducted, and the locations and cleanup dates. For direct discharge control programs approved by the Water Board Executive Officer, also describe the results of the assessments conducted in receiving waters to demonstrate the effectiveness of the control program. Include an Appendix that provides the calculations and data used to determine the trash reduction offset.

Offset Program	Summary Description of Actions and Assessment Results	Volume of Trash (CY) Removed/Controlled in FY 16-17	Offset (% Jurisdiction-wide Reduction)
<b>Additional Creek and Shoreline Cleanups (Max 10% Offset)</b>	The City of Half Moon Bay continues to work with the Coastside Land Trust on creek and beach cleanups within the City limits; however, the volumes of trash removed are not readily available and no credit will be reduction offsets will be claimed for this effort. However, the City reserves the right to claim credit for creek and beach cleanups in the future.	NA	NA
<b>Direct Trash Discharge Controls (Max 15% Offset)</b>	NA	NA	NA

Permittee Name: \_\_\_\_\_

Appendix 10-1. Baseline trash generation and areas addressed by full capture systems and other control measures in Fiscal Year 16-17.<sup>60</sup>

TMA	2009 Baseline Trash Generation (Acres)					Trash Generation (Acres) in FY 16-17 After Accounting for Full Capture Systems					Jurisdiction-wide Reduction via Full Capture Systems (%)	Trash Generation (Acres) in FY 16-17 After Accounting for Full Capture Systems and Other Control Measures					Jurisdiction-wide Reduction via Other Control Measures (%)	Jurisdiction-wide Reduction via Full Capture AND Other Control Measures (%)
	L	M	H	VH	Total	L	M	H	VH	Total		L	M	H	VH	Total		
1	111	33	10	0	154	149	5	0	0	154	24.5%	149	5	0	0	154	0%	24.5%
2	17	1	0	0	18	18	0	0	0	18	0.3%	18	0	0	0	18	0%	0.3%
3	1	17	12	1	31	1	17	12	1	31	0.1%	1	17	12	1	31	0%	0.1%
4	52	27	22	0	102	101	0	0	0	102	42.5%	101	0	0	0	102	0%	42.5%
5	3,510	8	0	0	3,518	3,512	6	0	0	3,518	0.8%	3,512	6	0	0	3,518	0%	0.8%
Totals	3,692	86	44	1	3,822	3,782	28	12	1	3,822	86.7%*	3,782	28	12	1	3,822	0%	86.7%*

\*The jurisdiction-wide reduction reported for full capture systems includes 18.4% reduction for treatment of 52.6 acres of non-jurisdictional public K-12, college and university school land areas.

<sup>60</sup> Numbers reported for each TMA may not exactly sum to totals due to rounding.

Section 11 - Provision C.11 Mercury Controls

**C.11.a. ► Implement Control Measures to Achieve Mercury Load Reductions**  
**C.11.b. ► Assess Mercury Load Reductions from Stormwater**

See the Program's FY 2016-17 Annual Report for:

- Documentation of mercury control measures implemented in our agency's jurisdictional area for which load reductions will be reported and the associated management areas;
- A description of how the BASMAA Interim Accounting Methodology<sup>61</sup> was used to calculate the mercury load reduced by each control measure implemented in our agency's jurisdictional area and the calculation results (i.e., the estimated mercury load reduced by each control measure); and
- Supporting data and information necessary to substantiate the load reduction estimates.

**C.11.c. ► Plan and Implement Green Infrastructure to Reduce Mercury Loads**

If the regional or countywide mercury load reductions required by this sub-provision via Green Infrastructure by the end of the permit term are not met, will Permittees in your county use the default population-based method to calculate the portion of the countywide load reduction required of each Permittee?

	Yes	X	No
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**The mercury load reductions are intended to address San Francisco Bay TMDLs. The City of Half Moon Bay does not drain to the San Francisco Bay, and therefore does not contribute to mercury load reduction.**

**C.11.e. ► Implement a Risk Reduction Program**

A summary of Program and regional accomplishments for this sub-provision are included in the C.11 Mercury Controls section of the Program's FY 2016-17 Annual Report and/or a BASMAA regional report.

<sup>61</sup>BASMAA 2017. Interim Accounting Methodology for TMDL Loads Reduced, Version 1.0. Prepared for BASMAA by Geosyntec Consultants and EOA, Inc., September 19, 2016.

Section 12 - Provision C.12 PCBs Controls

**C.12.a. ► Implement Control Measures to Achieve PCBs Load Reductions**  
**C.12.b. ► Assess PCBs Load Reductions from Stormwater**

See the Program's FY 2016-17 Annual Report for:

- Documentation of PCBs control measures implemented in our agency's jurisdictional area for which load reductions will be reported and the associated management areas;
- A description of how the BASMAA Interim Accounting Methodology<sup>62</sup> was used to calculate the PCBs load reduced by each control measure implemented in our agency's jurisdictional area and the calculation results (i.e., the estimated PCBs load reduced by each control measure); and
- Supporting data and information necessary to substantiate the load reduction estimates.

If the regional and countywide PCBs load reductions required by C.12.a are not met, will Permittees in your county use the default population-based method to calculate the portion of the countywide load reduction required of each Permittee?		Yes	X	No
<b>The PCBs load reductions are intended to address San Francisco Bay TMDLs. The City of Half Moon Bay does not drain to the San Francisco Bay, and therefore does not contribute to PCBs load reduction.</b>				

<sup>62</sup>BASMAA 2017. Interim Accounting Methodology for TMDL Loads Reduced, Version 1.0. Prepared for BASMAA by Geosyntec Consultants and EOA, Inc., September 19, 2016.

**C.12.f. ► Manage PCB-Containing Materials and Wastes During Building Demolition Activities So That PCBs Do Not Enter Municipal Storm Drains**

A summary of Program and regional accomplishments for this sub-provision is included in the C.12 PCBs Controls section of Program's FY 2016-17 Annual Report and/or a BASMAA regional report.

Does your agency plan to seek exemption from this requirement?

Yes

No

**Guidance:** If the above answer is **No** then further information need not be provided here.

**C.12.g. ► Fate and Transport Study of PCBs: Urban Runoff Impact on San Francisco Bay Margins**

A summary of Program and regional accomplishments for this sub-provision are included in the C.12 PCBs Controls section of the Program's FY 2016-17 Annual Report and/or a BASMAA regional report.

**C.12.h. ► Implement a Risk Reduction Program**

A summary of Program and regional accomplishments for this sub-provision are included in the C.12 PCBs Controls section of the Program's FY 2016-17 Annual Report and/or a BASMAA regional report.

Section 13 - Provision C.13 Copper Controls

**C.13.a.iii. ► Manage Waste Generated from Cleaning and Treating of Copper Architectural Features**

Provide summaries of permitting and enforcement activities to manage waste generated from cleaning and treating of copper architectural features, including copper roofs, during construction and post-construction.

Summary:

During construction, municipal construction stormwater inspectors are responsible for identifying copper architectural features and whether appropriate BMPs are implemented. Any issues noted are documented and enforcement actions recorded in the Provision C.6 inspection records. Post-construction municipal illicit discharge inspectors are responsible for responding to, investigating and identifying illegal discharge of wash water from washing copper architectural features. Any enforcement actions or reported discharges are recorded in the Provision C.5 inspection records. The SMCWPPP "Requirements for Architectural Copper" Fact Sheet is made available to the public, construction inspectors and illicit discharge inspectors on the SMCWPPP website ([www.flowstobay.org/files/newdevelopment/flyersfactsheets/ArchitecturalcopperBMPs.pdf](http://www.flowstobay.org/files/newdevelopment/flyersfactsheets/ArchitecturalcopperBMPs.pdf)). Inspectors are made aware of the concerns with copper architectural features at SMCWPPP Training Workshops and internal municipal trainings.

Upon review of our Provision C.5 illicit discharge inspection data we found no enforcement activities related to copper-containing discharges from copper architectural features.

**C.13.b.iii. ► Manage Discharges from Pools, Spas, and Fountains that Contain Copper-Based Chemicals**

Provide summaries of any enforcement activities related to copper-containing discharges from pools, spas, and fountains.

Summary:

Upon review of our Provision C.5 illicit discharge inspection data we found no enforcement activities related to copper-containing discharges from pools, spas, and fountains.

**C.13.c.iii. ► Industrial Sources Copper Reduction Results**

Based upon inspection activities conducted under Provision C.4, highlight copper reduction results achieved among the facilities identified as potential users or sources of copper, facilities inspected, and BMPs addressed.

Summary:

The City does not have industry that utilizes copper or would be a source of industrial copper waste.

Section 15 -Provision C.15 Exempted and Conditionally Exempted Discharges

**C.15.b.vi.(2) ► Irrigation Water, Landscape Irrigation, and Lawn or Garden Watering**

Provide implementation summaries of the required BMPs to promote measures that minimize runoff and pollutant loading from excess irrigation. Generally the categories are:

- Promote conservation programs
- Promote outreach for less toxic pest control and landscape management
- Promote use of drought tolerant and native vegetation
- Promote outreach messages to encourage appropriate watering/irrigation practices
- Implement Illicit Discharge Enforcement Response Plan for ongoing, large volume landscape irrigation runoff.

Summary:

Implementation of BMPs to promote measures that minimize runoff and pollutant loading from excess irrigation is done in accordance with the City's Municipal Code Chapter 13.04 – Water Conservation in Landscaping Regulations. Water conservation and landscape management is also addressed through the City's land use requirements.

The Coastside County Water District (CCWD) promotes water conservation through offering incentives to both residential and commercial customers.

See Section C.9.e.ii of SMCWPPP's FY 16-17 Annual Report for a description of SMCWPPP's activities related to point-of-purchase outreach which promotes less toxic pest control and landscape management. See Section C.7 of SMCWPPP's FY 16-17 Annual Report for a description of outreach conducted to promote water conservation programs, such as promoting rain barrel use. Information on water conservation, less-toxic pest control and appropriate watering/irrigation practices is also posted on SMCWPPP's website ([www.flowstobay.org](http://www.flowstobay.org)).

## **APPENDIX A**

Green Infrastructure Workplan Approval Documentation

C.3.j.i.(5)(a)

Signed Resolution

Staff Report

GI Workplan

**Resolution No. C-2017-36**

**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF HALF MOON BAY  
APPROVING A WORKPLAN FOR DEVELOPMENT OF A GREEN INFRASTRUCTURE PLAN IN  
ACCORDANCE WITH THE MUNICIPAL REGIONAL PERMIT, AND FINDING THE ACTION TO BE  
EXEMPT FROM ENVIRONMENTAL REVIEW PURSUANT TO CEQA GUIDELINES**

**WHEREAS**, the San Francisco Bay Regional Water Quality Control Board's Municipal Regional Permit (MRP) regulates stormwater discharges from municipal storm drain systems throughout San Mateo County, including the City of Half Moon Bay; and explanatory information; and

**WHEREAS**, the MRP requires each permittee to develop a Green Infrastructure Plan that demonstrates how permittees will gradually shift from the traditional "gray" storm drain infrastructure to "green" infrastructure, which captures, stores and treats stormwater; and

**WHEREAS**, the MRP also requires that Green Infrastructure Plans be collectively designed to achieve specific reductions in mercury and PCBs (polychlorinated biphenyls) within specific time horizons, however the City of Half Moon Bay does not contribute to pollution of the San Francisco Bay, and therefore does not have to meet specific reductions; and

**WHEREAS**, all permittees under the MRP are required to approve a workplan for developing a Green Infrastructure Plan by June 30, 2017; and

**WHEREAS**, the City/County Association of Governments of San Mateo County (C/CAG) has been working with the City of Half Moon Bay to develop model green infrastructure planning documents, including a model workplan; and

**WHEREAS**, the attached workplan (Exhibit A) details the required tasks to develop a Green Infrastructure Plan compliant with MRP requirements, including those aspects that will be implemented by C/CAG and those by local agencies; and

**WHEREAS**, it is the intent of the City of Half Moon Bay to allocate sufficient resources to ensure the timely development of a Green Infrastructure Plan in accordance with MRP requirements; and

**WHEREAS**, preparation of a workplan is exempt pursuant to the California Environmental Quality Act guidelines; and

**WHEREAS**, the City of Half Moon Bay is committed to complying with requirements of the MRP.

**NOW, THEREFORE, BE IT RESOLVED THAT** the City Council of the City of Half Moon Bay hereby approves the attached workplan (Exhibit A) for developing a Green Infrastructure Plan.

\*\*\*\*\*

I, the undersigned, hereby certify that the foregoing Resolution was duly passed and adopted on the 20th day of June, 2017 by the City Council of Half Moon Bay by the following vote:

AYES, Councilmembers: EISEN, KOWALCZYK, RARBACK, PENROSE, AND RUDDOCK

NOES, Councilmembers:

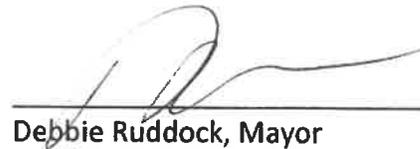
ABSENT, Councilmembers:

ABSTAIN, Councilmembers:

ATTEST:

  
\_\_\_\_\_  
Jessica Blair, City Clerk

APPROVED:

  
\_\_\_\_\_  
Debbie Ruddock, Mayor

**BUSINESS OF THE COUNCIL OF THE CITY OF HALF MOON BAY**

**AGENDA REPORT**

For meeting of: **June 20, 2017**

---

**TO:** Honorable Mayor and City Council

**VIA:** Magda Gonzalez, City Manager

**FROM:** John Doughty, Community Development Director  
Denice Hutten, Acting City Engineer  
Jill Ekas, Planning Manager

**TITLE:** **GREEN INFRASTRUCTURE WORKPLAN**

---

**RECOMMENDATION:**

Adopt a resolution approving a workplan for development of a green infrastructure plan in accordance with the San Francisco Bay Regional Water Quality Control Board's Municipal Regional Permit which regulates pollutants in stormwater runoff throughout San Mateo County and other Bay Area Counties and is applicable to the City of Half Moon Bay (Attachment 1, including Exhibit A: Green Infrastructure Workplan).

**FISCAL IMPACT:**

There is no fiscal impact associated with this item.

**STRATEGIC ELEMENT:**

This recommendation supports the Infrastructure and Environment and Healthy Communities and Public Safety Elements of the Strategic Plan.

**BACKGROUND:**

The San Francisco Bay Regional Water Quality Control Board's (RWQCB) Municipal Regional Permit (MRP) regulates pollutants in stormwater runoff from municipal storm drain systems throughout San Mateo, Santa Clara, Alameda, and Contra Costa Counties. The MRP requires each jurisdiction subject to the MRP, including the City of Half Moon Bay, to develop a Green Infrastructure (GI) Plan that demonstrates how each jurisdiction will gradually shift from traditional "gray" storm drain infrastructure to a more resilient and sustainable storm drain system comprised of "green" infrastructure. In general, gray systems are those that channel polluted runoff directly into receiving waters without treatment usually via pipes and culverts. Green systems typically capture, store and treat stormwater using specially designed natural components such as landscaping, bioswales, and raingardens.

The City of Half Moon Bay is required to develop a GI Plan that demonstrates how the City will improve storm drain infrastructure to manage and reduce pollutants in stormwater runoff. The City/County Association of Governments (C/CAG) has developed a Green Infrastructure Workplan for use as a template by all jurisdictions in the County. C/CAG and its consultants have worked with the City to develop model green infrastructure planning materials, including the workplan. The workplan details the various activities necessary for creating a GI Plan compliant with MRP requirements, and indicates which aspects of the GI Plan will be undertaken by C/CAG and which must be done by the City. The workplan includes activities through the year 2020.

#### **DISCUSSION:**

The City of Half Moon Bay is committed to protection of its natural resources, and to that effect, will continue to provide oversight of implementation of green infrastructure on private projects in accordance with existing NPDES requirements. Staff anticipates that with the future GI Plan, the City will begin to incorporate green infrastructure into Capital Projects which have green infrastructure potential.

#### Plan Requirements

The City is one of two permittees within the bounds of the MRP that drains to the Pacific Ocean instead of the San Francisco Bay, and therefore does not contribute to adverse water quality in the San Francisco Bay. For other permittees, the purpose of the GI Plan is to serve as an implementation guide and reporting tool to provide reasonable assurance that urban runoff total maximum daily load (TDML) San Francisco Bay allocations for mercury and PCBs will be met. For these cases, the GI Plans will establish specific targets for reduction in impervious surface area. Because the City does not contribute discharge or pollutants to the Bay, there is a separate goal to reduce pollutants to the Pacific Ocean, for which there are no numerical load reduction requirements. The recommended approach for Half Moon Bay is to develop a GI Plan as a means of protecting the coast and participating in the regional effort to improve water quality. The City's GI Plan will identify and implement green infrastructure opportunities, but will not be required to establish specific targets for the amount of impervious surface to be retrofitted.

Pursuant to the MRP, the GI Plan must:

- Include a mechanism to map and prioritize both private and public green infrastructure project opportunities;
- Identify locations and timeframes for implementing green infrastructure (for other permittees, this includes numeric targets for retrofitting impervious areas to achieve mandated pollutant load reductions; it can be approached differently for Half Moon Bay);
- Utilize a regionally consistent process for tracking and mapping completed projects to ensure progress towards meeting the pollutant load reduction targets;

- Include and/or reference design and construction guidelines and standard specifications and details for green infrastructure to guide and enable the completion of projects;
- Integrate with other planning efforts, including updating relevant plans, policies, codes, and ordinances to incorporate green infrastructure for stormwater management to support the implementation of project opportunities;
- Evaluate long-term funding options for design, construction, and long-term operations and maintenance, from the City and other sources;
- Incorporate any necessary legal mechanisms to enable implementation of the GI Plan and projects within and by the City; and
- Include public outreach on development and implementation of the GI Plan.

The City's GI Plan must be developed and submitted to the RWQCB by September of 2019. In advance of this deadline, the City Council is being asked to approve a workplan framework for developing the plan, ideally by June 30, 2017 in coordination with other San Mateo County jurisdictions.

#### CEQA Consideration

Approval of this workplan is exempt from further environmental review under the California Environmental Quality Act because it does not have a potential for resulting in either a direct physical change in the environment or a reasonably foreseeable indirect physical change in the environment pursuant to CEQA Guideline 15061(b)(3). The workplan is consistent with a Class 6 categorical exemption (State CEQA Guidelines, § 15306), which consists of basic data collection, research, experimental management and resource evaluation activities which do not result in a serious or major disturbance to an environmental resource.

The future adoption of green infrastructure policies could lead to construction or installation of green infrastructure improvements such as landscaping, irrigation, bioswales, stormwater capture devices, pervious paving and raingardens that will improve the water quality of stormwater within existing City right-of-way or other existing facilities, or within new construction, replacement or conversion of small structures. It is speculative to assume the full scope of such future actions; however, they will likely qualify for Class 1 categorical exemptions (CEQA Guidelines Section 15301) for the minor alteration of existing public or private structures such as highways, streets, sidewalks, gutters, bicycle and pedestrian trails by adding green infrastructure improvements that would involve no or negligible expansion of existing use. Other exemptions will likely apply because these types of projects tend to be self-mitigating.

Development of the Green Infrastructure Plan will be absorbed into existing staff responsibilities and duties, as an extension of the ongoing National Pollution Discharge Elimination System (NPDES) program management work that the City already performs through a contract with CSG Consultants.

The potential long-term costs to implement the Green Infrastructure Plan by retrofitting existing urbanized areas with green infrastructure have not yet been determined. The green infrastructure projects will primarily be funded and implemented on a project-by-project basis through the Capital Improvement Program.

The approval of this workplan will lead to establishment of a GI Plan for Half Moon Bay. Incorporation of green infrastructure will result in environmental improvement when projects are implemented. Thus, the actions recommended ultimately will have a positive sustainability impact. Staff recommends the City Council adopt the resolution to approve the attached workplan plan to develop a GI Plan.

**ATTACHMENT:**

Resolution Approving the Workplan for the Green Infrastructure Plan including Exhibit A: Green Infrastructure Workplan



## CITY OF HALF MOON BAY

City Hall • 501 Main Street • Half Moon Bay • CA • 94019

# City of Half Moon Bay Green Infrastructure Workplan

**Approved on: June 20, 2017**

**Approved by: City of Half Moon Bay, Resolution C-2017-36**

*Developed from templates prepared by SCVURPPP and SMCWPPP to comply with the requirements in Provision C.3.j.i.(1) of the Municipal Regional Stormwater NPDES Permit (MRP), Order R2-2015-0049 to develop a framework or workplan that describes the specific tasks and timeframes for development of a Green Infrastructure Plan.*

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## ABBREVIATIONS

BASMAA	Bay Area Stormwater Management Agencies Association
CIP	Capital Improvement Program
FY	Fiscal Year
GI	Green Infrastructure
GI Plan	Green Infrastructure Plan
GI TAC	Green Infrastructure Technical Advisory Committee
GIS	Geographic Information System
LID	Low Impact Development
MRP	Municipal Regional Stormwater NPDES Permit
NPDES	National Pollutant Discharge Elimination System
O&M	Operation and Maintenance
PCBs	Polychlorinated Biphenyls
RWQCB	San Francisco Bay Regional Water Quality Control Board
SCVURPPP	Santa Clara Valley Urban Runoff Pollution Prevention Program
SMCWPPP	San Mateo County Water Pollution Prevention Plan
SRP	San Mateo County Stormwater Resource Plan
SWRCB	State Water Resource Control Board
TMDL	Total Maximum Daily Load
Water Board	San Francisco Bay Regional Water Quality Control Board
WDR	Waste Discharge Requirements

# 1.0 INTRODUCTION

## 1.1 Executive Summary

The Regional Water Quality Control Board (RWQCB) adopted a new Municipal Regional Stormwater NPDES Permit (MRP), Order No. R2-2015-0049 on November 19, 2015, which became effective January 1, 2016, and will be effective through the end of its term, on December 31, 2020. The MRP regulates pollutants in stormwater runoff from municipal storm drain systems throughout San Mateo, Santa Clara, Alameda, and Contra Costa Counties, as well as the Cities of Fairfield, Suisun, and Vallejo, and the Vallejo Sanitation and Flood Control District.

The recently reissued MRP includes new provisions for Green Infrastructure Planning and Implementation. The City of Half Moon Bay, as one of the 76 Permittees of the MRP, must prepare a workplan describing specific tasks and timeframes for the development of its Green Infrastructure Plan (GI Plan) and receive City Council approval of the workplan before June 30, 2017. The completed GI Plan must be completed by June 30, 2019, and submitted with the 2019 Annual Report.

Development and approval of the GI Plan is exempt from further environmental review under the California Environmental Quality Act because it does not have a potential for resulting in either a direct physical change in the environment or a reasonably foreseeable indirect physical change in the environment pursuant to CEQA Guideline 15061(b)(3). The work is consistent with a Class 6 categorical exemption (State CEQA Guidelines, § 15306), which consists of basic data collection, research, experimental management and resource evaluation activities which do not result in a serious or major disturbance to an environmental resource.

The following discussion outlines the development of the City of Half Moon Bay's Green Infrastructure Workplan (Workplan). The Workplan lists specific tasks that need to be completed in order to prepare the GI Plan. The Workplan includes a timeline for completion of each task pursuant to deadlines defined within the MRP.

## 1.2 What is Green Infrastructure?

"Green Infrastructure" (GI) is infrastructure that employs natural processes to manage stormwater and create healthier urban environments. Infiltration, biofiltration, and/or best management practices utilizing vegetation and soils, collect, retain or detain stormwater runoff. These systems limit the discharge of pollutants from streets to the storm drain system and allow stormwater to infiltrate into the groundwater basin.

Green infrastructure also provides amenities with many benefits beyond water quality improvement and groundwater replenishment. GI establishes more resilient, sustainable systems that reduce flooding, create attractive streetscapes, enhance habitat, and reduce the heat island effect. Examples of green infrastructure include landscape-based stormwater "biotreatment" using soil and plants ranging in size from grasses to trees; pervious paving systems (e.g., interlocking concrete pavers, porous asphalt, and

pervious concrete); rainwater harvesting systems (e.g., cisterns and rain barrels); and other methods to capture and treat stormwater. These practices are also known as Low Impact Development (LID) site design and treatment measures.

GI roadway projects are typically called “Green Streets.” Coming from the transportation field, another related term is “Complete Streets,” which are streets designed to accommodate all modes of travel - in particular to increase safety and access for cyclists and pedestrians of all abilities. Integration of the goals of both Complete Streets and Green Streets has led to several new approaches and terminology for street design including “Living Streets,” “Better Streets,” and “Sustainable Streets.” This movement recognizes that environmentally and holistically designed streets achieve many benefits: increased multi-modal travel and safety; clean water and air; flood and climate change resilience and mitigation; placemaking and community cohesion; habitat and energy savings; and higher property values.

### **1.3 Stormwater Quality Regulatory Requirements**

The City of Half Moon Bay is subject to the requirements of the recently reissued MRP for Phase I municipalities and agencies in the San Francisco Bay Area. The MRP applies to 76 large, medium and small municipalities (cities, towns and counties) and flood control agencies that discharge stormwater to San Francisco Bay and/or the Pacific Ocean, collectively referred to as Permittees.

Over the last 13 years, under the MRP and previous permits, new development and redevelopment projects on private and public property that exceed certain size thresholds (“Regulated Projects”) have been required to mitigate impacts on water quality by incorporating site design, pollutant source control, stormwater treatment and flow control measures as appropriate. LID treatment measures, such as rainwater harvesting and use, infiltration, and biotreatment, have been required on most Regulated Projects since December 2011.

A new section of the MRP requires Permittees to develop and implement long-term GI Plans for the inclusion of LID measures in storm drain infrastructure on public and private lands, including streets, roads, storm drains, parking lots, building roofs, and other elements. The GI Plan must be completed by June 30, 2019, and submitted to the Water Board on September 30, 2019 as part of the 2019 Annual Report. As part of the GI planning process, the MRP requires Permittees to adopt a Workplan by June 30, 2017 and submit it to the Regional Water Quality Control Board (Water Board) by September 30, 2017. The Workplan, a framework for completing the GI Plan, must at a minimum include a statement of purpose, tasks and timeframes to complete the required elements of the GI Plan.

The City of Half Moon Bay discharges to the Pacific Ocean, and therefore does not contribute to the Total Maximum Daily Load (TMDL) wasteload in the San Francisco Bay. For jurisdictions that discharge into San Francisco Bay, the MRP includes requirements for municipalities to control pollutants of concern to water quality in stormwater

discharges<sup>1</sup>. Half Moon Bay's GI Plan may address similar pollutant control measures, but is not required to include reduction targets. Other pollutants, including trash and pesticides, should also be coordinated with the GI program because, when properly designed, constructed and maintained, biotreatment systems may also be credited towards trash and pesticide reduction goals.

A key part of the GI definition in the MRP is the inclusion of both private and public property locations for GI systems. This has been done in order to plan, analyze, implement and credit GI systems for pollutant load reductions on a watershed scale, as well as recognize all GI accomplishments within a municipality. However, the focus of the GI Plan is the integration of GI systems into public rights-of-way. The GI Plan is not intended to impose retrofit requirements on private property, outside the standard development application review process for projects already regulated by the MRP, but may provide incentives or opportunities for private property owners to add or contribute towards GI elements if desired.

## **1.4 Regional Stormwater Program Context**

The Bay Area Stormwater Management Agencies Association (BASMAA) is a consortium of nine San Francisco Bay Area municipal stormwater programs, including the San Mateo Countywide Water Pollution Prevention Program (SMCWPPP), as well as other agencies, including the California Department of Transportation and the City and County of San Francisco. In total, BASMAA represents more than 100 agencies, including 85 cities and towns, 8 counties, 7 special districts, and the majority of the watershed immediately surrounding the San Francisco Bay.

BASMAA was started by local governments in response to the National Pollutant Discharge Elimination System (NPDES) stormwater permitting program in an effort to promote regional consistency and facilitate efficient use of public resources.

SMCWPP was established in 1990 to reduce stormwater pollution to local creeks, the San Francisco Bay, and the Pacific Ocean. It is a partnership of the City/County Association of Governments (C/CAG), each incorporated city and town in San Mateo County, and the County of San Mateo, which share a common NPDES Permit (the MRP). SMCWPPP has several committees, including the Green Infrastructure Technical Advisory Committee (GI TAC), in which member agency representatives participate to discussed compliance in particular provisions of the MRP.

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<sup>1</sup> Pollutants contributing to TMDL for San Francisco Bay include polychlorinated biphenyls (PCBs), mercury, trash and pesticides. LID measures incorporated into green infrastructure can help remove these pollutants from stormwater runoff. For this reason, the MRP establishes a linkage between public infrastructure retrofits and required reductions in discharges of these pollutants. The GI Plan is intended to serve as an implementation guide and reporting tool to provide reasonable assurance that urban runoff TMDL allocations are met, and set goals for reducing, over the long term, the adverse water quality impacts of urbanization and urban runoff on receiving waters.

C/CAG and its consultants have developed model green infrastructure planning materials, including a template for a GI Workplan, in coordination with the GI TAC, for use by jurisdictions that are part of the San Mateo Countywide Water Pollution Prevention Program (SMCWPPP). In addition, the Santa Clara Valley Urban Runoff Pollution Prevention Program (SCVURPPP) developed a Green Infrastructure Framework template (equivalent to the Green Infrastructure Workplan) for use by jurisdictions that are within Santa Clara County. The City of Half Moon Bay develop a blended Green Infrastructure Workplan, which incorporates the specific tasks and timeframes from the SMCWPPP template, but the regulatory context, explanation of green infrastructure, and City description and background portions of the SCVURPPP template.

C/CAG also developed a San Mateo Countywide Stormwater Resource Plan (SRP), which is a comprehensive document for watershed resource planning and stormwater runoff management, a relatively new and important component of the watershed management process in California. The SRP identifies projects which reduce flooding and pollution associated with stormwater runoff, improve biological functioning of natural infrastructure, and provide community benefits through stakeholder engagement and education. The projects identified represent good candidates for further assessment as part of Green Infrastructure planning efforts.

## **1.5 Green Infrastructure Plan and Workplan Purposes**

The GI Plan will describe how the City will shift its impervious surfaces and storm drain infrastructure from gray (traditional) to green. In other words, it will describe how the City will change processes and practices over time to convert infrastructure that channels runoff directly into storm drains and receiving waters. In contrast, new green infrastructure will slow runoff by dispersing it to vegetated areas, harvest and use runoff, promote infiltration and evapotranspiration, and use bioretention and other green infrastructure practices to treat stormwater runoff. The GI Plan will also be used to demonstrate the City of Half Moon Bay's long-term commitment to implementation of green infrastructure to help reduce loads of pollutants discharged in stormwater to local waterways.

The GI Plan will expand the definition of Regulated Projects prescribed in Provision C.3.b<sup>2</sup> of the MRP to include all new and redevelopment projects that create or replace 5,000 square feet or more of impervious surface areas as well as road projects that just replace existing imperious surface area. It will also provide a mechanism to establish and implement alternative or in-lieu compliance options for Regulated

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<sup>2</sup> Since 2006, private or public projects that create or replace 10,000 square feet or more of impervious surface have been Regulated Projects under Provision C.3. of the MRP. Effective December 1, 2011, the threshold was reduced from 10,000 to 5,000 square feet for uncovered parking areas, restaurants, auto service facilities, and retail gasoline outlets. There are some projects which are specifically excluded from these requirements, including detached single family homes not part of a larger plan of development, certain types of roadway projects, and some categories of maintenance projects.

Projects and to account for and justify Special Projects in accordance with Provision C.3.e<sup>3</sup>.

The GI Plan will identify means and methods to prioritize particular areas and projects within the City's jurisdiction, at appropriate geographic and time scales, for implementation of green infrastructure projects. Further, it will include means and methods, such as through geographic information systems (GIS), to map and track the area within the City's jurisdiction that is treated by green infrastructure controls and the amount of directly connected impervious area.

The GI Plan will be coordinated with other City plans, such as land use, transportation, parks, urban forestry, and sustainability plans, to achieve multiple potential benefits to the community, including improved water and air quality, reduced flooding, increased water supply, traffic calming, safer pedestrian and bicycle facilities, climate resiliency, improved wildlife habitat, and a more pleasant urban environment.

The purposes of this Workplan are to:

1. Provide some background on the MRP requirements for GI Planning;
2. Describe the purpose, goals, and tasks to develop the City of Half Moon Bay's GI Plan; and,
3. Outline the timeframes for the creation of the GI Plan and other GI tasks required in the MRP.

## **1.6 City of Half Moon Bay Description and Background**

Incorporated in 1959, the City of Half Moon Bay is located in San Mateo County, and has a jurisdictional area of 3,822 acres. According to the 2010 Census, it had a population of 11,324, with a population density of 1,757 people per square mile and average household size of 2.72. In 2010, approximately 22% of Half Moon Bay's residents were under the age of 18, 7% were between 18 and 24, 23% were between 25 and 44, 32% were between 45 and 64, and 16% were 65 or older. The median household income was \$92,204 in 2010. Major employers are the Ritz-Carlton Hotel, the Nurserymen's Exchange, Bay City Flower, the Cabrillo Unified School District, Half Moon Bay Golf Links, and Sam's Chowder House.

The City is located at the junction of State Highway 1 and State Highway 92, and fronts the Pacific Ocean. The City's Downtown Retail/ Commercial District is located immediately southeast of the intersection of the two highways, with additional retail areas located along Highway 92 and west of the highway intersection. There are some multi-family residential developments immediately south of the Downtown. The remainder of the City north and south of the Downtown is primarily single-family

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<sup>3</sup> On November 28, 2011, the Water Board amended the MRP to allow LID treatment reduction credits for smart growth, high density, and transit-oriented development projects that meet certain requirements. Special Projects can use non-LID treatment, such as high flow-rate media filters and high flow-rate tree well filters.

residential, agricultural (farming and nurseries), and open space. A gated golf course and single-family residential community is located at the south end of the City. The City contains three public schools (Hatch Elementary, Cunha Middle School, and Half Moon Bay High). The City owns and maintains nine City parks, other recreational facilities, as well as a community center.

The City is bisected by Pilarcitos Creek, which discharges into the ocean just north of the Highway 1/ Highway 92 intersection. Frenchman's Creek traverses east to west at the northerly half of the City, and discharges into the ocean north of the Pilarcitos Creek outfall. A number of minor creeks and manmade ditches are located west of Highway 1 and discharge directly to the ocean.

The City's drainage system consists of closed pipes, open roadside ditches, and manmade channels. The Downtown area along Main Street and developed commercial areas along Highway 1, Highway 92, and North Main Street, as well as some residential areas near the Downtown, discharge stormwater via closed pipes to Pilarcitos Creek. The remainder of the residential areas drain via a combination of pipes, ditches, and channels directly into the ocean. The City has several natural creeks, which are maintained by both City staff and community groups, such as the Coastside Land Trust. A homeless encampment near Pilarcitos Creek is associated with deposition of litter and debris.

Much of the westerly edge of the City along the oceanfront was subdivided in the 19th century but never improved. Expanses of this land are now owned by the State Department of Parks and Recreation. The Peninsula Open Space Trust owns several large properties southwest of Downtown, and the Coastside Land Trust has been purchasing undeveloped lots in this area as well.

The City is a popular destination for visitors seeking access to the adjoining public beaches, and sees heavy traffic on the two State highways as well as local streets on weekends. The Downtown is also a popular destination. Many beachgoers park inland to avoid parking fees and walk via local streets to the beach.

The City of Half Moon Bay is primarily comprised of the following land uses: Commercial and Services, Residential, Retail, K-12 Schools, Agriculture, and Urban Parks. In addition, much of the land is undeveloped and/or held as permanent open space. There are light Industrial uses in the City east of north Main Street.

City services are provided by a combination of staff and contractors. The City contracts with the San Mateo County Sheriff for police services. Some portions of Planning, Building, and Engineering functions are contracted out. Maintenance is provided by a Public Works Superintendent and maintenance workers. Storm inlet cleaning is handled by Presidio Systems, Inc. (PSI) under contract.

Specific City characteristics that may restrict green infrastructure implementation include the following:

- The City of Half Moon Bay's capital infrastructure is aging and in need of significant repair and upgrade, and capital needs already exceed available funding. In addition to limited funding, the City has limited staff available to manage capital projects.
- The developed portions of the City are generally built-out, which limits the space available for green infrastructure within existing neighborhoods.
- Soil types vary within the City, with some areas having sandy soils and modest percolation rates. Most areas have low permeability soils which prohibit the use of infiltration.
- There are known sources of contamination in the City, including a concrete batch plant between Highway 92 and Lewis Foster Drive, a closed landfill owned and operated by the County of San Mateo, and a landfill near the Sewer Authority Mid-Coastside wastewater treatment plan. Use of green infrastructure in these areas would require special handling, such as the prohibition of infiltration, to prevent contaminated groundwater plumes from intermixing with treated runoff.
- Due to the City's proximity to the coast, groundwater resources may be sensitive to saltwater intrusion from the Ocean.

Specific City characteristics that may positively affect green infrastructure implementation include the following:

- The City will continue to screen its Capital Improvements Program for projects that may have GI potential.
- The City's highways generally already drain to earthen ditches or channels, providing an opportunity for green infrastructure retrofits.
- The City recently completed a Storm Drain Master Plan in August 2016, which identified storm system deficiencies. It may be possible to coordinate storm system improvements with green infrastructure.
- The City has a Local Coastal Program, which manages the conservation and development of coastal resources. There may be opportunities to coordinate coastal protection activities with green infrastructure.

## **1.7 City of Half Moon Bay Goals and Overall Approach**

The City of Half Moon Bay is one of two Permittees of the Municipal Regional Stormwater NPDES Permit that drains to the Pacific Ocean instead of the San Francisco Bay, and therefore does not contribute to adverse water quality in the San Francisco Bay.

For other Permittees, the purpose of the GI Plan is to serve as an implementation guide and reporting tool to provide reasonable assurance that urban runoff TMDL wasteload allocations for the San Francisco Bay mercury and PCBs TMDLs will be met. In these cases, the GI Plan would establish specific "targets" for the amount of impervious surface to be retrofitted with green infrastructure which are tied to the numerical PCB and mercury load reductions for San Francisco Bay.

Because Half Moon Bay does not contribute discharge or pollutants to San Francisco Bay, the City has a separate goal of reducing pollutants to the Pacific Ocean, for which there are no numerical load reduction requirements. Half Moon Bay will develop a GI Plan as a means of protecting the coast and participating in the regional effort of improved water quality, and will identify and implement GI opportunities. The GI Plan need not establish specific "targets" for the amount of impervious surface to be retrofitted with green infrastructure.

The City of Half Moon Bay is committed to protection of its natural resources, and to that effect, will continue to provide oversight of implementation of green infrastructure in private projects in accordance with Provision C.3 requirements, and will begin to incorporate green infrastructure into Capital Projects that have green infrastructure potential.

## 2.0 GREEN INFRASTRUCTURE PLAN ELEMENTS & APPROACH

### 2.1 Summary of Required Elements

To meet MRP requirements, the Green Infrastructure (GI) Plan will need to contain certain mandatory elements, for which related tasks and timeframes are described in Section 3.0 of this workplan:

- **Prioritization and Mapping of Green Infrastructure Potential and Planned Projects (Task A, Provision C.3.j.i.(2)(a)-(c)):** The GI Plan must describe the mechanism by which the City will identify, prioritize and map potential and planned projects that incorporate green infrastructure components in different drainage areas within the City. These include public and private projects that may be implemented over the long-term, with milestones for implementation by 2020, 2030, and 2040. The mechanism must include the criteria for prioritization and outputs that can be incorporated into the City's long-term planning and capital improvement processes.

The GI Plan must contain the outputs resulting from the identification and prioritization mechanism described above, such as lists and maps of prioritized projects and timeframes for implementation.

- **Completed Project Tracking System (Task B, Provision C.3.j.i.(2)(d)):** The GI Plan must describe the City's process for tracking and mapping completed public and private projects and making the information available to the public.
- **Guidelines, Specifications, and Design Details (Task C, Provision C.3.j.i.(2)(e)-(f)):** The GI Plan must include general design and construction guidelines, standard specifications and details (or references to those documents) for incorporating green infrastructure components into projects within the City. These guidelines and specifications should address the different street and project types within the City, as defined by its land use and transportation characteristics, and allow projects to provide a range of functions and benefits, such as stormwater management, bicycle and pedestrian mobility and safety, public green space, urban forestry, etc.
- **Alternative Sizing Requirements (Task D, Provision C.3.j.i.(2)(g)):** The GI Plan must address for how to proceed in the event that constraints preclude fully meeting C.3.d sizing requirements. The City will work through the San Mateo County Water Pollution Prevention Program (SMCWPPP) and its Green Infrastructure Technical Advisory Committee to coordinate with the Bay Area Storm Water Management Agencies Association (BASMAA) Development committee's work on a single approach.

- **Integration with Other Plans (Task E, Provision C.3.j.i.(2)(h)-(i)):** The GI Plan must describe its relationship to other planning documents and efforts within the City and how those planning documents have been updated or modified, if needed, to support and incorporate the green infrastructure requirements. If any necessary updates or modifications have not been accomplished by the completion of the GI Plan, the GI Plan must include a workplan and schedule to complete them.
- **Workplan to Complete Prioritized Projects (Task F, Provision C.3.j.i.(2)(j)):** The GI Plan must include a workplan to complete prioritized projects identified as part of a Provision C.3.e. (Alternative Compliance) program or as part of a Provision C.3.j. (Early Implementation) program.
- **Evaluation of Funding Options (Task G, Provision C.3.j.i.(2)(k)):** The GI Plan must include an evaluation of funding options for design, construction, and long-term maintenance of prioritized green infrastructure projects, considering local, state and federal funding sources.
- **Adopt Policies, Ordinances, and/or Other Legal Mechanisms (Task H, Provision C.3.j.i.(3)):** The City must adopt policies, ordinances, and/or other appropriate legal mechanisms to allow implementation of the GI Plan.
- **Conduct Outreach and Education with Public, Staff, and Elected Officials (Task I, Provision C.3.j.i.(4)):** The City must conduct outreach and education for elected officials, department managers and staffs, developers and design professionals, and the general public as part of development and implementation of the GI Plan and implementation of specific projects within the GI Plan.

## 2.2 Approach to Completion of Required Elements

The City of Half Moon Bay is committed to working within its Public Works and Community Development functions and with the SMCWPPP to complete the required GI Plan elements described in Section 2.1. This section describes the City's specific approach to each required element, with the exception of Task D (Alternative Sizing Requirements) and Task F (Workplan to Complete Prioritized Projects).

### 2.2.1 Project Identification and Prioritization

The City of Half Moon Bay will use the following approaches to identify, prioritize and map potential and planned projects that incorporate green infrastructure components in different drainage areas within the City:

- **Coordination with the San Mateo County Stormwater Resource Plan:** San Mateo County developed a stormwater resource plan which identified local and regional opportunities for GI projects. Half Moon Bay contributed proposed

projects to the Stormwater Resource Plan, and plans to pursue grant funding for those projects identified and incorporate them into the GI Plan.

b. **Review of Capital Improvement Program Projects for Green Infrastructure**

**Opportunities:** As required by the MRP, the City has begun to prepare and maintain a list of public and private GI projects that are planned for implementation during the permit term, and public projects that have potential for GI measures. The first such list was submitted with the FY 15-16 Annual Report. These lists will be used to provide potential projects for inclusion in the San Mateo County Storm Water Resource Plan (SRP) development and incorporation into the GI Plan.

Certain Capital Improvement Projects that may lend themselves to the inclusion of Green Infrastructure are as follows:

- Complete Streets projects, including traffic calming projects
- Drainage Improvement projects
- Reconstruction of Roadways, Trails, and Parking Lots
- City Park projects

The GI Plan will also describe the tools and approaches used, the criteria for prioritization, and the outputs<sup>4</sup> that can be incorporated into the City's long-term planning and capital improvement processes.

Because the City of Half Moon Bay does not contribute runoff to the San Francisco Bay, it is not tied to the load reductions specified in Provision C.11. and C.12. Therefore, the City's GI plan will not establish specific reduction "targets" or estimates of how much impervious surface within the City will be converted or "retrofit" to drain to a green infrastructure feature for the 2020, 2030, and 2040 milestones.

### **2.2.2 Completed Project Tracking System**

This section of the GI Plan must describe the City's process for tracking and mapping completed public and private projects and making the information available to the public. The City will work with SMCWPPP to develop a consistent countywide approach to tracking and mapping completed projects.

### **2.2.3 Guidelines, Specifications, and Design Details**

The City of Half Moon Bay will support and participate in the SMCWPPP process to develop model San Mateo countywide guidelines, standard specifications, and design

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<sup>4</sup> Outputs of the mapping and prioritization tools may include prioritization criteria, maps, lists, and all other information as appropriate. Individual project-specific reviews completed are not required to be submitted with the GI Plan, but should be made available to the Water Board upon request.

details, the San Mateo County Model Green Infrastructure Guidelines and Standards, to implement the range of functions associated with projects, such as: street use for stormwater management and treatment; safe pedestrian travel; use as public space; for bicycle, transit, and vehicle movement; and as locations for urban forestry. These will also include identification of needs and model procedures for coordinated and consistent plan review of private projects, scoping and design for public projects, provisions for public/private implementation and maintenance agreements, and operations and maintenance.

The model guidelines and specifications will include alternative approaches to sizing GI facilities where project constraints (e.g., limited space in public right-of-way, utility conflicts, etc.) preclude fully meeting the permit-required sizing criteria for such facilities.

The City of Half Moon Bay will evaluate the model guidelines and specifications for consistency with its own local standards, and revise existing guidelines, standard specifications, design details, and department procedures as needed.

#### **2.2.4 Integration with Other Municipal Plans, Policies, and Ordinances**

The City of Half Moon Bay will review its existing municipal planning documents, as well as its existing policies, ordinances, and other legal mechanisms related to current planning procedures and implementation of stormwater NPDES permit requirements, and identify which documents need to be updated or modified to support, implement, and/or be consistent with the GI Plan.

All needed updates, modifications, or new mechanism(s) will be completed and adopted (if necessary) by September 30, 2019. If any necessary updates or modifications have not been accomplished by the completion of the GI Plan, the GI Plan will include a workplan and schedule to complete them.

In the GI Plan, the City will describe any updates to ordinances, policies, plans or programs needed to implement the GI Plan and associated programs, or state that existing mechanisms are sufficient to implement the GI Plan.

#### **2.2.5 Evaluation of Funding Options**

The City of Half Moon Bay currently uses a combination of federal and state grants along with local funding sources to fund construction of projects in its capital improvement program (CIP) and other projects.

The City's major funding sources are listed below, and are more particularly described in the City's 2016-2021 Capital Improvement Program:

- General Purpose Revenue
- Special Purpose Revenue
- Development Impact Fees
- Measure J Funds

- Measure A Funds
- State Gas Tax
- Measure M Vehicle Registration Tax
- Local Grants
  - San Mateo County Transportation Authority Measure A Grant
  - One Bay Area Grant
- State Grants
  - Coastal Commission
  - Coastal Conservancy
  - Department of Water Resources

In collaboration with SMCWPPP, the City will evaluate potential funding options which might be used to raise additional revenue for the capital and operations and maintenance O&M costs of future GI projects.

### **2.2.6 Outreach and Education**

One of the first steps in the development of the GI Plan is educating a municipality's department staff, managers, and elected officials about the purposes and goals of green infrastructure, the required elements of the GI Plan, and steps needed to develop and implement the GI Plan, and get their support and commitment to the Plan and this new approach to urban infrastructure. Another important first step is local community and stakeholder outreach to gain public support.

The City began this process in FY 15-16 and FY 16-17 by completing the following tasks:

- Convened interdepartmental meetings with affected department staff and management to discuss GI requirements and assigned tasks.
- Discussed with appropriate department staff the MRP requirements to analyze proposed capital projects for opportunities to incorporate GI, and completed the first list of planned and potential GI projects.
- Engaged elected officials with a presentation, staff report, and resolution on this GI workplan at a regular meeting to raise awareness of the goals and requirements in the MRP and the concepts, intent and multiple benefits of GI, and approve the GI workplan.
- Participated in the SMCWPPP Green Infrastructure Subcommittee.

The City will conduct or continue to conduct the following education and outreach activities as part of development of the GI Plan:

- Continue to hold inter-department and committee meetings to gather input on the GI Plan.
- Continue to keep elected officials updated on GI Plan development and schedule for adoption.

- Continue to provide outreach to the general public and development community in coordination with SMCWPPP.
- Continue to conduct internal training as needed, and send staff to SMCWPPP trainings.
- Continue to participate in the SMCWPPP Green Infrastructure Subcommittee.

The City has also been overseeing a comprehensive update to its Local Coastal Program and General Plan. The draft documents have been subject to significant community outreach and input and include green infrastructure discussions and policies.

### **2.2.7 Completion and Adoption of the GI Plan**

The City of Half Moon Bay will draft its GI Plan to contain all of the elements described above, obtain reviews and approvals by various departments, governing bodies, and the public as needed, complete the GI Plan by June 30, 2017, and submit it to the Water Board by September 30, 2019. Internal deadlines to complete and adopt the GI Plan are presented in Section 3.0.

### 3.0 GREEN INFRASTRUCTURE PLAN DEVELOPMENT SCHEDULE

This section describes the timeframes for completion of the tasks presented in Section 2 to develop and adopt the City of Half Moon Bay's GI Plan.

*The City of Half Moon Bay does not discharge to the San Francisco Bay, and is therefore not subject to the mercury and PCB TMDL wasteload allocations for urban runoff. Certain tasks which pertain specifically to the mercury and PCB TMDLs or related requirements are not applicable to the City of Half Moon Bay, and are noted as such below.*

#### A. Prioritization and Mapping of Green Infrastructure Potential and Planned Projects (C.3.j.i.(2)(a)-(c))

Member Agency Task	SMCWPPP Support	Timeframe
<b>A.1 Work with SMCWPPP to develop a GIS-based modeling tool for use in mapping, prioritizing, and phasing of potential and planned projects.</b>		
A.1.1 Provide data for drafting of San Mateo County Stormwater Resources Plan (SRP).	Prepare Draft SRP.	Task complete.
A.1.2 Support SMCWPPP development of tool during preparation of the Reasonable Assurance Analysis (RAA) to address mercury and PCB TMDL implementation. <i>(Not applicable for the City of Half Moon Bay, but the City will remain involved in the GI TAC).</i>	Further develop tool through the RAA process.	Review data input and results of tool, second half of FY 16-17.
A.1.3 Begin using web-based GIS tool for on-going tracking of GI implementation and to support MRP annual reporting. <i>(The City of Half Moon Bay will track GI opportunities, but is not subject to load reduction targets.)</i>	Support per member agency request.	Tool to be available in second half of FY 16-17 for on-going use.
<b>A.2 Develop prioritization criteria for GI project opportunities.</b>		
A.2.1 Review preliminary criteria established as part of the SRP.	Prepare draft preliminary criteria.	Task complete.
<b>A.3 Develop mapping and associated database</b> of GI project opportunities with information needed to perform a prioritization assessment of the opportunities.		
A.3.1 Review methodology for new and redevelopment land area, and possible refinements to public property and public streets potential for GI	Develop methodology and initial land area estimate	Task complete.
A.3.2 Review revised estimate of new and redevelopment area, and draft any refinements to property and public streets potential	Revise land use estimate	Task complete.

Member Agency Task	SMCWPPP Support	Timeframe
A.3.3 Review refined mapping and database developed through the RAA, if needed. <b>(Not applicable for the City of Half Moon Bay)</b>	Revise mapping and database, if needed.	Initial refinement complete in Feb/March 2017. Potential additional refinement finalized by June 2017.
<b>A.4 Develop phasing plan for GI project opportunities</b> consistent with timeframes of required Mercury and PCB load reductions, by 2020, by 2030, and by 2040; building from the work in identifying potential projects <b>to achieve target load reductions and target amounts of impervious surface, from public and private projects, to be retrofitted</b> over the same time schedule.		
A.4.1 Review volume/sediment capture goals to meet TMDL implementation milestones established through RAA. <b>(Not applicable for the City of Half Moon Bay)</b>	Draft capture goals.	RAA finalized by end of June 2017.
<b>A.5 Define the methodology for integration of the GI project opportunities phasing plan into Permittee’s long-term planning and capital improvement plans and processes.</b> This should include projects that are intended to be implemented following the current permit term; those that are intended to be implemented to achieve the 2030 and 2040 load reduction targets. <sup>5</sup>		
A.5.1 Review draft model methodology. <b>(The City of Half Moon Bay will identify and integrate GI project opportunities, but is not subject to the 2030 and 2040 load reduction targets.)</b>	Prepare draft methodology.	Review 1 <sup>st</sup> quarter FY 17-18.
A.5.2 Review and finalize model methodology. <b>(The City of Half Moon Bay will identify and integrate GI project opportunities, but is not subject to the 2030 and 2040 load reduction targets.)</b>	Refine methodology.	Review and comment on final draft, early November 2017. Accept final model methodology, December 2017.
<b>A.6 Develop and integrate prioritization of GI Potential and Planned Projects into GI Plan for adoption. (The City of Half Moon Bay will prioritize GI project opportunities, but is not subject to the 2030 and 2040 load reduction targets.)</b>	Begin 2nd quarter FY 17/18 and complete for inclusion in Annual Report submittal of September 30, 2019	

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<sup>5</sup> The workplan for completion of prioritized projects, those to be completed by 2020, is included in section F below, related to Provision C.3.j.i.(2)(j) of the MRP.

B. Develop process for tracking and mapping completed projects (C.3.j.i.(2)(d))

Member Agency Task	SMCWPPP Support	Timeframe
<b>B.1 Work with SMCWPPP through GI TAC to identify model methodology for mapping and finalizing database information for projects as they are completed.</b>	Develop publicly accessible element of web-based mapping and data tool.	July through mid-October 2017.
<b>B.2 Identify Permittee-specific department/division responsibilities for mapping and finalizing database information as projects are completed.</b>	Support per member agency request.	December 2017 and February 2018.
<b>B.3 Permittees implement pilot period of mapping and database management. During this period the public “portal” of the web-based mapping and data tool will also be piloted.</b>	Support per member agency request.	Mid-February thru mid-May 2018.
<b>B.4 (See SMCWPPP Support tasks).</b>	Peer and SMCWPPP review of pilot period mapping and database revisions.	Late May 2018.
<b>B.5 (See SMCWPPP Support tasks).</b>	Refine web-based tool for use by member agencies.	June 2018.
<b>B.6 Permittees’ refine and implement tracking procedures, defined under Item A above, and SMCWPPP refines the public “portal”.</b>	Support per member agency request.	Start FY 18-19 and continue through permit term (December 31, 2020).

C. Develop overall Green Infrastructure guidelines, standard specifications, and design details (C.3.j.i.(2)(e)-(f))

Member Agency Task	SMCWPPP Support	Timeframe
<b>C.1 Work with SMCWPPP through GI TAC to develop model San Mateo countywide guidelines, standard specifications, and design details, the <i>San Mateo County Model Green Infrastructure Guidelines and Standards</i>, to implement the range of functions associated with projects, such as: street use for stormwater management and treatment; safe pedestrian travel; use as public space; for bicycle, transit, and vehicle movement; and as locations for urban forestry. These will also include identification of needs and model procedures for coordinated and consistent plan review of private projects, scoping and design for public projects, provisions for public/private implementation and maintenance agreements, and operations and maintenance.</b>		
C.1.1 Review model guidelines and standards reference documents memorandum.	Research reference documents, prepare memorandum.	Task complete.
C.1.2 Review proposed reorganization of model guidelines and standards approach.	Prepare proposed approach.	Task complete.

Member Agency Task	SMCWPPP Support	Timeframe
C1.3 Review revised scope and schedule for SMCWPPP preparation of model document	Prepare revised scope and schedule	Task complete.
C.1.4 Review draft samples of guidelines and standards sections and provide comments to SMCWPPP.	Prepare draft samples.	April 2017.
C.1.5 Participate in GI TAC workshop to give direction on approach for full model guidelines and standards, refinements to approach, level of detail, etc. based on review sample guidelines and standards.	Facilitate GI TAC Workshop	April 2017.
C.1.6 Review full TAC draft of model guidelines and standards and provide comments to SMCWPPP.	Prepare draft model documents.	June 2017.
C.1.7 Approve final comprehensive draft of the model guidelines and standards.	Prepare final model documents.	November 2017.
<b>C.2 Revise existing guidelines, standard specifications, design details, departmental procedures, etc. as needed given the implementation approach for specific Permittees.</b>		
C.2.1 Use web-based platform, provided by SMCWPPP as jurisdiction resource for revising various guidelines and standards documents. <sup>6</sup>	Support per member agency request.	Nov. 2017 thru Feb. 2018.
C.2.2 Provide feedback to SMCWPPP regarding utility of web-based resource platform.	Revise model documents, as needed.	By end of February 2018.
C.2.3 Finalize Permittee specific development of guidelines and standards; Permittees may choose to adopt the model guidelines and standards.	Support per member agency request.	Start mid-May 2018 and finish approval/adoption by September 30, 2019.

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<sup>6</sup> The concept is to make it a resource that would provide access to the model language documents and to also serve as a clearing house for documents that are prepared by Member Agencies. This would be similar to the “21 Elements: Housing Element Update Kit” website (21elements.com)

D. Develop requirements for design of projects to meet hydromodification sizing requirements or other accepted sizing requirements (C.3.j.i.(2)(g))

Member Agency Task	SMCWPPP Support	Timeframe
<b>D.1 Work through SMCWPPP and its GI TAC to coordinate with the BASMAA Development Committee's work on a single approach for how to proceed should project constraints preclude fully meeting the C.3.d sizing requirements.</b>		
D.1.1 Review BASMAA draft recommendations on single approach, <u>not related</u> to hydromodification, through SMCWPPP GI TAC; provide comments to BASMAA and their consultant.	Provide GI TAC with comments on BASMAA draft single approach.	SMCWPPP review, est. April 2017. TAC review, est. May 2017.
D.1.2 Review BASMAA draft recommendations on single approach, <u>related</u> to hydromodification, through SMCWPPP GI TAC; provide comments to BASMAA and their consultant.	Provide GI TAC with comments on BASMAA draft single approach.	SMCWPPP review, est. mid-March thru April 2018. TAC review, est. May 2018.
D.1.3 Integrate final single approach from BASMAA into GI Plan.	Support per member agency request.	Begin in est. August 2018.

E. Planning document update, summary of updates, and workplan for future plans (C.3.j.i.(2)(h)-(i))

Member Agency Task	SMCWPPP Support	Timeframe
<b>E.1 Work through SMCWPPP through the GI TAC to develop model planning document update language.</b>		
E.1.1 Permittees provide existing planning documents to <b>SMCWPPP</b> for review.	Document and review planning documents.	Task complete.
E.1.2 Review draft model plan update materials from <b>SMCWPPP</b> .	Prepare model plan update report.	Task complete.
E.1.3 Begin utilizing final model planning update materials to revise Permittee-specific documents; see below for further details.	Finalize model plan update report. Support per member agency request.	June 2017.

Member Agency Task	SMCWPPP Support	Timeframe
<b>E.2 Make modifications to Permittee-specific planning documents.</b>		
E.2.1 Make needed modifications to planning documents that are currently being updated or created, <u>for other purposes</u> , during the preparation of development of model language, to the extent feasible.	Support per member agency request.	Work of priority/in-progress plans can begin in January 2017 using draft model language and complete for inclusion in the GI Plan.
E.2.2 Draft modifications or updates to each existing planning document, needing this effort, to appropriately incorporate green infrastructure requirements.	Support per member agency request.	Start in June 2017 and complete with enough time to allow for public review and approval/adoption process.
E.2.3 Take modified or updated planning documents through necessary public review and approval/adoption processes; see below related to future planning documents.	Support per member agency request.	Begin in Fall 2017 (or sooner) and complete prior to end of the permit term (December 31, 2020).
<b>E.3 Develop a summary of planning documents that have been updated or modified to incorporate green infrastructure requirements and improvements.</b>		
E.3.1 Draft summary of modifications made to planning documents as they move through the approval/adoption process, and integrate into Green Infrastructure Plan.	Support per member agency request.	Begin during or before FY 17-18 and complete “these modifications as a part of completing the Green Infrastructure Plan, and by not later than the end of the permit term”.
<b>E.4 Develop a workplan for on-going integration of language to incorporate green infrastructure requirements in future planning documents.</b>		
E.4.1 Work with SMCWPPP through the GI TAC to develop model language for appropriate policies and/or procedures to ensure language is integrated into future documents.	Develop Model Language.	TAC review April 2017.
E.4.2 Draft Permittee-specific policies and/or procedures.	Support per member agency request.	Start in June 2017 and complete with enough time to allow for public review and approval/adoption process.
E.4.3 Take Permittee-specific policies and/or procedures through necessary public review and approval/adoption processes.	Support per member agency request.	Begin in Fall 2017 (or sooner) and complete for inclusion in the GI Plan. <sup>2</sup>

Member Agency Task	SMCWPPP Support	Timeframe
E.4.4 Summarize Permittee-specific policies and/or procedures and their approval/adoption in Permittee's GI Plan.	Support per member agency request.	Begin in Fall 2017 (or sooner) and complete for inclusion in the GI Plan. <sup>2</sup>

F. Workplan for completion of prioritized projects (C.3.j.i.(2)(j))

Member Agency Task	SMCWPPP Support	Timeframe
<b>F.1 Determine need for SMCWPPP support to member agencies for this task.</b>		
F.1.1 Discussions at GI TAC regarding potential for support and definition of scope, if needed.	Prepare for and facilitate GI TAC discussions.	Discuss with TAC during April 2017 TAC Meeting.
<b>F.2 Preparation of Permittee-specific workplan to complete prioritized projects.</b>		
F.2.1 Develop and integrate into GI Plan for adoption.	To be determined.	Begin during FY 17-18 and complete for inclusion in the GI Plan.

G. Evaluation of Funding Options (C.3.j.i.(2)(k))

Member Agency Task	SMCWPPP Support	Timeframe
<b>G.1 Determine need for SMCWPPP support to member agencies for this task.</b>		
G.1.1 Discussions with GI TAC regarding potential for support and definition of scope.	Prepare for and facilitate GI TAC discussions.	Discuss with TAC during February and May 2017 TAC Meetings.
G.1.2 Begin efforts on this work item.	To be determined.	Begin during FY 17-18.
<b>G.2 Preparation of Permittee-specific evaluation of funding options for inclusion in each Permittee's Green Infrastructure Plan.</b>		
G.2.1 Develop and integrate into GI Plan for adoption.	Support per member agency request.	Begin during FY 17-18 and complete for inclusion in the GI Plan.

H. Adopt other policies, ordinances, and/or other legal mechanisms to ensure Green Infrastructure Plan implementation (C.3.j.i.(3))

Member Agency Task	SMCWPPP Support	Timeframe
<b>H.1 Determine need for SMCWPPP support to member agencies for this task.</b>		
H.1.1 Discussions with GI TAC regarding potential for support and definition of scope.	Prepare for and facilitate GI TAC discussions.	Discuss with TAC during January 2017 and May 2017 TAC Meeting.

H.1.2 Begin implementing SMCWPPP support on this work item.	To be determined.	During FY 17-18 in coordination with development of draft model planning update materials.
<b>H.2 Preparation and adoption of Permittee-specific policies, ordinances, and/or other legal mechanisms to ensure Green Infrastructure Plan implementation.</b>		
H.2.1 Develop and integrate into GI Plan for adoption.	Support per member agency request.	Begin during FY 17-18 and complete for inclusion in the GI Plan.

I. Conduct outreach and education with public, staff, and elected officials (C.3.j.i.(4))

Member Agency Task	SMCWPPP Support	Timeframe
<b>I.1 Conduct public outreach through the efforts being defined in the Five-Year Public Education and Outreach Strategic Plan.</b>		
I.1.1 Review and finalize the Five-Year Public Education and Outreach Strategic Plan.	Prepare draft and final strategic plan.	Begin in 3 <sup>rd</sup> quarter of FY 16/17.
I.1.2 Implement the Five-Year Public Education and Outreach Strategic Plan as a coordinated SMCWPPP and member agency effort.	On-going support of member agency efforts. Implementation of countywide efforts.	Currently and throughout the permit period.
<b>I.2 Determine scope of SMCWPPP efforts in supporting training of member agency staff, and implement support.</b>		
I.2.1 Discussions with GI TAC regarding potential for support and definition of scope.	Prepare for and facilitate GI TAC discussions.	Discuss with TAC during May 2017 TAC Meetings.
I.2.2 Implement support of training of member agency staff.	On-going support of member agency efforts. Implementation of countywide efforts.	Begin in 4 <sup>th</sup> quarter of FY 16-17.
<b>I.3 Determine scope of SMCWPPP efforts in supporting educating member agency elected officials, and implement support.</b>		
I.3.1 Discussions with GI TAC regarding potential for support and definition of scope.	Prepare for and facilitate GI TAC discussions.	Discuss with TAC during May 2017 TAC Meetings.
I.3.2 Implement support of education of member agency elected officials.	On-going support of member agency efforts. Implementation of countywide efforts.	Begin in 4 <sup>th</sup> quarter of FY 16-17.

J. Report on Green Infrastructure Planning Efforts (C.3.j.i.(5))

Member Agency Task	SMCWPPP Support	Timeframe
J.1 Each Permittee shall submit documentation in the 2017 Annual Report that its framework or workplan for development of its Green Infrastructure Plan was approved by its governing body, mayor, city manager, or county manager.	Support per member agency request.	Complete GIP Workplans by June 30, 2017 and submit as part of 2017 Annual Report by September 30, 2017.
J.2 Each Permittee shall submit its completed Green Infrastructure Plan with the 2019 Annual Report.	Support per member agency request.	Complete by June 30, 2019, and submit by September 30, 2019 as part of 2019 Annual Report.
J.3 Each Permittee shall submit documentation of its legal mechanisms to ensure implementation of its Green Infrastructure Plan with the 2019 Annual Report. [related to Provision C.3.j.i.(3), see section H above.]	Support per member agency request.	Complete by June 30, 2019, and submit as part of 2019 Annual Report by September 30, 2019.
J.4 Each Permittee shall submit a summary of its outreach and education efforts in each Annual Report.	Support per member agency request.	Complete and submit by September 30 <sup>th</sup> of each permit term year: 2016 through 2020.

## **APPENDIX B**

Potential Facilities List

C.4.b.iii.

**APPENDIX B, FY 16/17 ANNUAL REPORT**

**C.4.b.iii. Potential Facilities List**

Ctiy of Half Moon Bay

Last Revised: 8/9/17

Business Name (DBA)	Business Address	Business Type	SIC Description	Latest Priority
SEA CREST SCHOOL	901 ARNOLD WAY	SERVICE - EDUCATION	Schools And Educational Services, Not Elsewhere Classified	L
CALTRANS - HALF MOON BAY	2203 CABRILLO			M
BURGER KING 5378	30 CABRILLO HWY N	RETAIL - FOOD STORE	Fast Food Restaurants	M
BASKIN ROBBINS	44 CABRILLO HWY N	RETAIL - FOOD STORE	Eating Places	M
CVS/PHARMACY #9216	60 CABRILLO HWY N	RETAIL - GENERAL MDSE	Miscellaneous Retail Stores, Not Elsewhere Classified	M
SAFEWAY STORES INC 308	70 CABRILLO HWY N	RETAIL - FOOD STORE	Grocery Stores	M
TAQUERIA LA MORDIDA	80 CABRILLO HWY N	RETAIL - FOOD & DRINK		M
MC DONALDS HALF MOON BAY	100 CABRILLO HWY N	RETAIL - FOOD STORE	Restaurants, Fast Food	M
GRANOLA'S COFFEE HOUSE	116 CABRILLO HWY N	RETAIL - FOOD & DRINK	Cafes	M
PREMIER TERMITE FLOORS	116 CABRILLO HWY N	CONTRACTOR - SPEC TRADE	Special Trade Contractors, Not Elsewhere Classified	L
BAY CHEVRON	375 CABRILLO HWY N	RETAIL - AUTO/GAS	Gasoline And Oil\retail	M
Andreotti Family Farm	800 CABRILLO HWY N	WHLSLE - NONDURABLE GOOD	Farm-product Raw Materials, Not Elsewhere Classified	L
FARMER JOHNS PUMPKIN FARM	850 CABRILLO HWY N	PUMPKIN PATCH	Crops, Riding	M
SEWER AUTHORITY MID COASTSIDE	1000 CABRILLO HWY N	EXEMPT		M
COASTSIDE FARM	1101 CABRILLO HWY N	OTHER BUSINESS	General Farms, Primarily Crop	M
DEL MAR EQUESTRIAN CENTER	1820 CABRILLO HWY N	SERVICE - RECREATION	Horses And Other Equines	M
HALF MOON BAY WASABI CO	2351 CABRILLO HWY N	RETAIL - FOOD STORE	Greenhouses For Food Crops	M
SCHICKENBERG NURSERY	2351 CABRILLO HWY N	WHLSLE - NONDURABLE GOOD	Nursery Stock\wholesale	L
ROCKET FARMS INC	2651 CABRILLO HWY N	WHLSLE - NONDURABLE GOOD	Nursery Stock\wholesale	M
VIA UNO L L C	2810 CABRILLO HWY N	RETAIL - FOOD & DRINK		M
COMFORT INN	2930 CABRILLO HWY N	SERVICE - LODGING	Hotels And Motels	M
AMERICAS BEST VALUE INN & SUITES	3020 CABRILLO HWY N	GENERAL BUSINESS	Hotels And Motels	M
F & J KITCHEN INC	3048 CABRILLO HWY N	RETAIL - FOOD & DRINK	Restaurants	M
THE BARN	3068 CABRILLO HWY N	RETAIL - FOOD & DRINK	Hamburger Stands	M
BEACH HOUSE LLC	4100 CABRILLO HWY N	SERVICE - LODGING	Hotels And Motels	M
SAMS CHOWDER HOUSE	4210 CABRILLO HWY N	RETAIL - FOOD & DRINK	Restaurants	H
NAOMI SUSHI	70 CABRILLO HWY N 308	RETAIL - FOOD STORE	Food Markets\retail	H
GREENHOUSE CLEANERS	80 CABRILLO HWY N A	SERVICE - BUSINESS	Laundry And Garment Services, Not Elsewhere Classified	M
WHITE ELEPHANT HMB	50 CABRILLO HWY N B-3	RETAIL - FOOD & DRINK	Restaurants	M
BRAZZLE BERRY	80 CABRILLO HWY N M	RETAIL - FOOD & DRINK	Ice Cream And Frozen Desserts	M
SUNSHINE DONUTS	80 CABRILLO HWY N P	RETAIL - FOOD STORE	Doughnuts, Except Frozen	M
STARBUCKS COFFEE #6631	80 CABRILLO HWY N Q	RETAIL - FOOD & DRINK	Coffee Shops	L
CHINA KITCHEN	80 CABRILLO HWY N STE U	RETAIL - FOOD & DRINK	Restaurants, Carry-out	H
SUBWAY #10252	80 CABRILLO HWY N STE \	RETAIL - FOOD & DRINK	Fast Food Restaurants	M
CHEF LEE	80 CABRILLO HWY N U	RETAIL - FOOD & DRINK		L
DADDY OS	225 CABRILLO HWY S -CAE	RETAIL - FOOD & DRINK	Restaurants, Carry-out	M
COASTSIDE INN	230 CABRILLO HWY S	SERVICE - LODGING	Hotels And Motels	M
TAQUERIA LA MEXICANA	250 CABRILLO HWY S	RETAIL - FOOD & DRINK	Restaurants, Fast Food	M
THREE AMIGOS	270 CABRILLO HWY S	RETAIL - FOOD & DRINK	Restaurants, Fast Food	M
CAMERONS RESTAURANT & PUB	1410 CABRILLO HWY S	RETAIL - FOOD & DRINK	Restaurants	M

MCCAHOH NURSERY	1450 CABRILLO HWY S			M
ALL ANIMALS MOBILE VETERINARY	1600 CABRILLO HWY S	SERVICE - VETERINARY SERVICE	Veterinarians For Pets And Other Animal Specialties	L
RICE TRUCKING SOIL FARM INC	2119 CABRILLO HWY S	RETAIL - BLDG/GARDEN SUPPL	Sand And Gravel Dealers\retail	M
BAY CITY FLOWER CO	2265 CABRILLO HWY S	AGRICULTURAL SERVICES	Flower And Field Bulbs\wholesale	H
HALF MOON BAY JOES	2380 CABRILLO HWY S	RETAIL - FOOD & DRINK	Restaurants	M
BW HALF MOON BAY LODGE 325	2400 CABRILLO HWY S	HOTEL / MOTEL	Hotels And Motels	M
ROMESCO BISTRO AND TAPAS	225 CABRILLO HWY S 102C	RETAIL - FOOD & DRINK		M
MERCADO GUADALAJARA	225 CABRILLO HWY S 106C	RETAIL - FOOD STORE	Food Markets\retail	M
MULLINS BAR & GRILL	2450 CABRILLO HWY S STI	RETAIL - FOOD & DRINK	Restaurants	M
SPANISHTOWN MEXICAN REST	515 CHURCH ST	RETAIL - FOOD & DRINK	Restaurants	M
CAFE CAPISTRANO	523 CHURCH ST	RETAIL - FOOD & DRINK	Restaurants	M
CUNHA INTERMEDIATE SCHOOL	600 CHURCH ST	EXEMPT	Elementary And Secondary Schools	M
PRINCETON MACHINE SHOP	178 CORNELL AVE	SERVICE - MISCELLANEOUS	Machine Shops, Jobbing And Repair	M
HALF MOON BAY CARPET & UPHOLSTERY	460 FILBERT ST	SERVICE - BUSINESS	Carpet And Upholstery Cleaning	L
BRANSCOMB FARMS L L C	780 FRENCHMANS CREEK	SERVICE - VETERINARY SERVICE	Breeding Of Livestock	M
ACTION TOWING AND ROAD SERVICE INC	183 HARVARD AVE	TRANSPORATION SERVICES	Towing Service, Automotive	M
BOBS FRESH VEGETABLES	2900 HWY 1			M
PLUM TREE COURT 1 2 3	642 JOHNSTON ST	SERVICE - LODGING	Hotels And Motels	M
SMC SHERIFF HALF MOON BAY SUB STAT	535 KELLY			M
COASTSIDE STATE PARKS ASSOCIATION	95 KELLY AVE	EXEMPT	Book Stores	M
ANDREOTTI NURSERY	131 KELLY AVE	AGRICULTURAL SERVICES	Nursery Stock, Growing Of	M
ENSO	131 KELLY AVE	RETAIL - MISCELLANEOUS	Miscellaneous Retail Stores, Not Elsewhere Classified	H
OCEAN VIEW DRIVING RANGE	201 KELLY AVE	SERVICE - RECREATION	Golf Driving Ranges	M
ANDREOTTI FAMILY FARM	329 KELLY AVE	AGRICULTURAL SERVICES	Farm-product Raw Materials, Not Elsewhere Classified	M
CABRILLO UNIFIED SCHOOL DISTRICT	498 KELLY AVE	EXEMPT	Schools And Educational Services, Not Elsewhere Classified	M
MORE FOR LESS	501 KELLY ST	RETAIL - AUTO/GAS	Convenience Food Stores\retail	M
SHEET METAL DESIGN	514 KELLY ST	CONTRACTOR - SPEC TRADE	Special Trade Contractors, Not Elsewhere Classified	M
PACIFIC BELL TELEPHONE COMPANY	525 KELLY ST	COMMUNICATION	Telephone Communications, Except Radiotelephone	M
BIKE WORKS THE	520 KELLY ST G	RETAIL - MISCELLANEOUS	Bicycle And Bicycle Parts Dealers, Except Motorized\retail	H
HALF MOON BAY HIGH SCHOOL	1 LEWIS FOSTER DR	EXEMPT	High Schools	M
NUNES WATER TREATMENT PLANT	500 LEWIS FOSTER DR			M
BIG CREEK LUMBER CO	111 MAIN ST	RETAIL - MISCELLANEOUS		M
HASSETT HARDWARE	111 MAIN ST	RETAIL - MISCELLANEOUS	Hardware Stores	M
HALF MOON BAY BUILDING & GARDEN	119 MAIN ST	RETAIL - BLDG/GARDEN SUPPL	Garden Supplies And Tools\retail	H
M V TRANSPORTATION INC	121 MAIN ST	SERVICE - MISCELLANEOUS	Transportation Services, Not Elsewhere Classified	M
MIRAMAR PLUMBING INC	123 MAIN ST	CONTRACTOR - SPEC TRADE	Plumbing And Heating-contractors	L
PAULOS AUTO CARE	129 MAIN ST	SERVICE - AUTO REPAIR	Automobile Service Stations\retail	M
COAST TRANSMISSIONS	141 MAIN ST	SERVICE - AUTO REPAIR	Automotive Transmission Repair Shops	M
D R W MOTORSPORT	143 MAIN ST	SERVICE - AUTO REPAIR	General Automotive Repair Shops	M
COASTSIDE CARPET CLEANER	145 MAIN ST	SERVICE - PROFESSIONAL	Carpet And Upholstery Cleaning	L
HALF MOON BAY AUTO REPAIR INC	149 MAIN ST	SERVICE - AUTO REPAIR	Automotive Repair Shops, General	M
ANDREINI BROTHERS INC	151 MAIN ST	CONTRACTOR - (BASED OUTSIDE)	Excavation Work	M
PG&E: HALF MOON BAY SUBSTATION	175 MAIN ST			M
BOBS CAR WASH L L C	240 MAIN ST	SERVICE - MISCELLANEOUS	Carwashes	M
TOM & PETES PRODUCE	270 MAIN ST	RETAIL - FOOD STORE	Fruit And Vegetable Markets	M
PASTA MOON INC	315 MAIN ST	RETAIL - FOOD STORE	Restaurants	M
ZABALLA HOUSE	324 MAIN ST	SERVICE - LODGING	Hotels And Motels	H

GARDEN APOTHECARY	329 MAIN ST	RETAIL - MISCELLANEOUS	Beauty Parlor Equipment And Supplies\wholesale	M
HALF MOON BAY FEED & FUEL	331 MAIN ST	RETAIL - MISCELLANEOUS	Miscellaneous Retail Stores, Not Elsewhere Classified	M
SAN BENITO HOUSE	356 MAIN ST	SERVICE - LODGING	Hotels And Motels	M
SUSHI MAIN STREET SAKE BAR	400 MAIN ST	RETAIL - FOOD & DRINK	Restaurants	M
HALF MOON BAY INN INC	401 MAIN ST	SERVICE - LODGING	Hotels And Motels	L
ITS ITALIA PIZZERIA INC	401 MAIN ST	RETAIL - FOOD & DRINK	Restaurants	M
CHEZ SHEA	408 MAIN ST	RETAIL - FOOD & DRINK	Restaurants	M
THE HALF MOON BAY WINE & CHEESE CO	421 MAIN ST	RETAIL - FOOD & DRINK	Cheese Stores\retail	M
CUNHA GROCERY INC	448 MAIN ST	RETAIL - FOOD STORE	Grocery Stores	M
HALF MOON BAY BAKERY	514 MAIN ST	WHL SLE - NONDURABLE GOOD	Retail Bakeries	M
CAFE SOCIETY	522 MAIN ST	RETAIL - FOOD & DRINK	Cafes	M
M COFFEE	522 MAIN ST	RETAIL - FOOD & DRINK	Coffee Shops	L
NANOS YOGURT SHACK	523 MAIN ST	RETAIL - FOOD & DRINK	Yogurt, Frozen	M
TOKENZ MAIN STREET	524 MAIN ST	RETAIL - FOOD & DRINK	Miscellaneous Retail Stores, Not Elsewhere Classified	M
MAIN STREET GRILL	547 MAIN ST	RETAIL - FOOD & DRINK	Eating Places	M
MOONSIDE BAKERY & CAFE INC	604 MAIN ST	RETAIL - FOOD & DRINK	Retail Bakeries	M
BARTERRA	643 MAIN ST	RETAIL - FOOD & DRINK	Wine Bars	M
ARK GRILL	724 MAIN ST	RETAIL - FOOD & DRINK	Restaurants	M
COWBOY FISHING	730 MAIN ST	RETAIL - FOOD & DRINK	Restaurants	M
NANTUCKET WHALE INN	779 MAIN ST	SERVICE - LODGING		H
CETRELLA	845 MAIN ST	RETAIL - FOOD & DRINK	Restaurants	M
SENIOR COASTSIDERS	925 MAIN ST	EXEMPT	Senior Center	M
COASTSIDE FIRE DISTRICT, HMB	1191 MAIN ST			M
GHERKINS SANDWICH SHOP	328 MAIN ST #101	RETAIL - FOOD & DRINK	Restaurants, Carry-out	M
THE OLIVE CRUSH	300 MAIN ST 2	RETAIL - FOOD STORE		M
RAMANS COFFEE AND CHAI	101 MAIN ST A	RETAIL - FOOD & DRINK	Coffee Stores\retail	M
PROFESSIONAL AUTO CARE	125 MAIN ST A	SERVICE - AUTO REPAIR	Automotive Repair Shops, General	M
BLUE WHITE CLEANERS	101 MAIN ST F	SERVICE - PERSONAL	Laundry And Garment Services, Not Elsewhere Classified	H
A TO Z AUTOS	210 MAIN ST STE 2C	RETAIL - AUTO/GAS	Automotive Dealers, Not Elsewhere Classified	M
MILL ROSE BED & BREAKFAST	615 MILL ST	SERVICE - LODGING	Bed And Breakfast Inns	M
SUSHI MAIN STREET	696 MILL ST	RETAIL - FOOD & DRINK	Restaurants	M
HATCH ELEMENTARY SCHOOL	490 MIRAMONTES AVE	EXEMPT	Elementary And Secondary Schools	M
AZEVEDO FEED COMPANY	1815 MIRAMONTES POINT			M
RITZ CARLTON HOTEL	1 MIRAMONTES POINT RD	SERVICE - LODGING	Hotels And Motels	M
HALF MOON BAY GOLF LINKS	2 MIRAMONTES POINT RD	SERVICE - RECREATION	Public Golf Courses	M
MULLINS BAR & GRILL	2 MIRAMONTES POINT RD	RETAIL - FOOD & DRINK	Restaurants	M
PASTORINO HAY & RANCH SUPPLY INC	921 MIRAMONTES ST	RETAIL - MISCELLANEOUS	Hay Farms	L
DAYLIGHT NURSERY/DAYLIGHT FARMS	925 MIRAMONTES ST	FARMERS MARKET	Flowers, Nursery Stock, And Florists' Supplies	M
ROUND TABLE PIZZA	50 N CABRILLO HIGHWAY	RETAIL - FOOD & DRINK	Pizza Parlors	M
STOLOSKI & GONZALEZ INC	2750 N CABRILLO HWY	FRUIT-VEGETABLE-XMAS TREE	Vegetable Farms	M
B K MOTORS INC	108&112A N CABRILLO HW	OTHER BUSINESS	Automobiles, Used Cars Only\retail	H
PALLADINO PAINTING INC	102 PRINCETON AVE O	CONTRACTOR - SPEC TRADE	Painting And Paper Hanging	M
ANGELOS MUFFLER & AUTO REPAIR	332 PURISSIMA ST	SERVICE - AUTO REPAIR	Automotive Repair Shops, Not Elsewhere Classified	M
GINOS AUTO BODY & PAINT	334 PURISSIMA ST	SERVICE - AUTO REPAIR	Top, Body, And Upholstery Repair Shops And Paint Shops	M
ALENA JEAN	340 PURISSIMA ST	RETAIL - GIFT & GIFT BASKETS	Florists\retail	M
FLORA FARM	340 PURISSIMA ST	SERVICE - LANDSCAPE & GARD	Landscape Planning	L
PHILS H M B TIRE & AUTO CARE	422 PURISSIMA ST	SERVICE - AUTO REPAIR	Automotive Repair Shops, Not Elsewhere Classified	M

ORLANDOS PLACITA MARKET	500 PURISSIMA ST B	RETAIL - FOOD STORE	Grocery Stores	M
SPICE ME	500 PURISSIMA ST C	RETAIL - FOOD & DRINK	Restaurants	M
HALF MOON BAY FISH MARKET INC	99 SAN MATEO RD	RETAIL - FOOD STORE	Meat And Fish (seafood) Markets, Including Freezer Provisioners	M
THE FISHERMANS TAVERNA	99 SAN MATEO RD	RETAIL - FOOD & DRINK		M
HALF MOON BAY ALLIANCE	120 SAN MATEO RD	RETAIL - AUTO/GAS	Gasoline Service Stations	M
PEETS COFFEE AND TEA	142 SAN MATEO RD	RETAIL - FOOD & DRINK	Coffee Stores\retail	M
TACO BELL #30800	146 SAN MATEO RD	RETAIL - FOOD & DRINK	Fast Food Restaurants	M
DAICHI SUSHI	150 SAN MATEO RD	RETAIL - FOOD STORE	Restaurants	M
NEW LEAF COMMUNITY MARKETS INC	150 SAN MATEO RD	RETAIL - FOOD STORE	Grocery Stores, With Or Without Fresh Meat\retail	M
RITE AID 5885	170 SAN MATEO RD	RETAIL - GENERAL MDSE	Variety Stores	M
MERCADO MI FAMILIA INCORPORATED	182 SAN MATEO RD	RETAIL - FOOD STORE	Grocery Stores	M
HAPPY TACO TAQUERIA	184 SAN MATEO RD	RETAIL - FOOD & DRINK	Restaurants	M
STRAW HAT PIZZA	186 SAN MATEO RD	RETAIL - FOOD & DRINK	Restaurants, Carry-out	M
7 ELEVEN	196 SAN MATEO RD	RETAIL - FOOD STORE	Grocery Stores	M
AJS COFFEE INC	198 SAN MATEO RD	RETAIL - FOOD & DRINK	Coffee Shops	M
HALF MOON BAY SHELL SERVICE	201 SAN MATEO RD	RETAIL - AUTO/GAS	Gasoline Service Stations	M
SAMS COFFEE SHOP	210 SAN MATEO RD	RETAIL - FOOD & DRINK	Coffee Shops	M
FLYING FISH GRILL	211 SAN MATEO RD	RETAIL - FOOD & DRINK	Restaurants, Fast Food	M
Curley & Reds Autobody & Towing	215 SAN MATEO RD	SERVICE - AUTO REPAIR	Automotive Services, Except Repair And Carwashes	M
HALF MOON BAY ROOFING	239 SAN MATEO RD	CONTRACTOR - SPEC TRADE	Roofing Work, Including Repairing-contractors	L
HILLTOP MARKET	251 SAN MATEO RD	RETAIL - FOOD STORE		M
SUNRISE PAINTING INCORPORATED	525 SAN MATEO RD	CONTRACTOR - SPEC TRADE	Paint And Wallpaper Stripping-contractors	L
FIREWOOD FARMS	551 SAN MATEO RD	RETAIL - MISCELLANEOUS	Firewood And Fuel Wood Containing Fuel Binder	L
R G MASONRY INC	11831 SAN MATEO RD	CONTRACTOR - SPEC TRADE	Masonry, Stone Setting, And Other Stone Work	L
CROWN CLEANERS	210 SAN MATEO RD 109	SERVICE - MISCELLANEOUS	Laundry And Garment Services, Not Elsewhere Classified	M
ENTERPRISE RENT A CAR	213 SAN MATEO RD 112	RETAIL - AUTO/GAS	Automobile Rental With Drivers	M
FABBRI HOME & GARDEN	501 SAN MATEO RD 5B	RETAIL - BLDG/GARDEN SUPPL	Garden Supplies And Tools\retail	L
H M B LUCKY 99 CENT & UP STORE INC	160 SAN MATEO RD C	RETAIL - GENERAL MDSE	Miscellaneous Retail Stores, Not Elsewhere Classified	M
JAMES FORD INC	100 SEYMOUR ST	RETAIL - AUTO/GAS	Automobiles, New And Used\retail	M
Nepalese Food	20 STONE PINE RD	RETAIL - FOOD & DRINK	Restaurants	M
HALF MOON BAY COFFEE COMPANY	20 STONE PINE RD A	RETAIL - FOOD & DRINK	Restaurants	M
BANGKOK HOUSE	20 STONE PINE RD B	RETAIL - FOOD & DRINK	Restaurants	M
CHINA HOUSE	20 STONE PINE RD C	RETAIL - FOOD & DRINK	Restaurants	M
PIZZERIA WEST	20 STONE PINE RD D	RETAIL - FOOD & DRINK		M
SHIKI JAPANESE CUISINE	20 STONE PINE RD E	RETAIL - FOOD & DRINK	Restaurants	M
JERSEY JOES COASTSIDE	40 STONE PINE RD K	RETAIL - FOOD & DRINK	Restaurants	M
MCGREGER CONSTRUCTION	168 W POINT AVE	CONTRACTOR - GEN'L BLDG	General Contractors-single-family Houses	L
STEVEN MELO INC	450 WAVECREST RD	SERVICE - LANDSCAPE & GARD	Lawn And Garden Services	M